BILL GARRETT, Davidson County
Trans:T20150056093 DEEDQC
Recvd: 07/10/15 14:38 3 pgs
Fees:22.00 Taxes:0.00
20150710-0067368

PREPARED BY:
SIDWELL & BARRETT, P.C.
121 First Avenue South, Suite 200
Franklin, TN 37064

STATE OF TENNESSEE)
COUNTY OF Williamson
The actual consideration is $0.00.

AFFIANT

Subscribed and sworn to before me
this 2 day of July, 2015.

Dorothy E. Welch
NOTARY PUBLIC
My Commission Expires: 4-13-19

DOROTHY E. WELCH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

ADDRESS OF NEW OWNER:
Virginia J. Knott
5069 Marc Drive
Nashville, TN 37221

SEND TAX BILLS TO:
Owner

Map/Parcel **17206000500**

QUITCLAIM DEED

In consideration of $10.00, and other good and valuable consideration, the receipt thereof which is hereby acknowledged and for the express purpose of creating a tenancy in common with rights of survivorship with the named parties, **Virginia J. Knott, ("Grantor")** hereby conveys all of her right title and interest to the hereinafter described property to **Donald R. Barrett, Jr., Trustee ("Grantee"), his heirs successors and assigns**. Said property conveyed herein is described as follows:

Land in Davidson County, Tennessee being Lot 52 on the Plat of Harvard Estates, Section II, of record in Plat Book 4675, page 61, Register's Office for Davidson County, Tennessee.

Said Lot 52 fronts 100 feet on the southeast margin of Marc Drive and extends back 282.83 feet on the northeast line, and 374.11 feet on the southwest line, to a line on the rear on which it measures 207.77 feet.

Being the same property conveyed to John W. Knott, Jr., and wife Virginia J. Knott of record in Book 4833, page 879 Register's Office for Davidson County, Tennessee. John W. Knott, Jr., having since died vesting the property in Virginia J. Knott the surviving tenant by the entirety.

Said property is conveyed subject to such restrictions, encumbrances, and limitations as may

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affect the premises.

Grantor makes no warranties as to the state of the title to the property but acquit any claim

that Grantor has to said property and for that purpose thereof, make this conveyance to Grantee.

Virginia J. Knott

Virginia J. Knott

And now, I, the said **Donald R. Barrett, Jr., Trustee**, for the express purpose of carrying out the intent of this conveyance, as set out, do hereby convey, and forever quitclaim unto **Virginia J. Knott and Julia Annette Marshall as Tenants in Common With Rights of Survivorship,** the same property hereinabove described and set forth, to which reference is hereby made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises as above set forth.

IN WITNESS WHEREOF, the undersigned has caused this instrument to be executed on the 2 day of July, 2015.

Donald R. Barrett, Jr., Trustee

STATE OF Tennessee
COUNTY OF Davidson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Virginia J. Knott, with whom I am personally acquainted, and who acknowledged she executed the foregoing instrument for the purposes therein contained.

Witness my hand, at office, this 2 day of June, 2015.

Notary Public

My Commission Expires: 3-7-2017

STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned Notary Public, of the state and county aforesaid, personally appeared Donald R. Barrett, Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, being authorized to do so, acknowledged he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this 2 day of July, 2015.

Dorothy E. Welch
Notary Public

My Commission Expires: 4-13-19

