This instrument prepared by:
Suzanne C. Glover
300 Fifth Avenue West
Springfield, Tennessee 37172

BILL GARRETT, Davidson County
Trans:T20150059205 DEEDQC
Recvd: 07/21/15 08:59 3 pgs
Fees:18.00 Taxes:55.50
20150721-0071142

QUITCLAIM DEED

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Nos.
Carl D. Krantz 6035 River Trace Nashville, Tennessee 37218	Carl D. Krantz 6035 River Trace Nashville, Tennessee 37218	Map 30 Parcel 225

For and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Norma Claire Harvison**, a single person, hereinafter called the GRANTOR, by and in these presents does hereby **quitclaim** and convey unto **Carl D. Krantz,** his heirs and assigns, hereinafter called the GRANTEE, the following described property to wit:

Land lying in the 14th Civil District, Davidson County, Tennessee and being more particularly described as follows, to wit:

Beginning at an iron pin (new) in the westerly margin of Old Hickory Boulevard, a corner of a tract of land which belongs to Grady Proctor, having a deed of reference in Book 4088, Page 738, RODCT, said iron pin being located from an iron pin (old), in the westerly margin of Old Hickory Boulevard, the northeast corner of a tract of land which belongs to Clarence M. Lovell, having a deed reference in Book 9554, Page 215, RODCT, the southeast corner of a second tract of land which belongs to Grady Proctor, having a deed reference in Book 2700, Page 171, RODCT,
N 21°54'18" E, 255.77 feet;
thence, N 33°41'35" E,107.05 feet;
thence, N 41°35'04" E, 169.29 feet;
thence, N 49°28'33" E, 43.06 feet, **to the point of beginning**, the southwest corner of this tract and continuing with the boundary of said first mentioned tract of land which belongs to Grady Proctor, as follows:
N 51°09'31" W, 342.07 feet to a fence post (old);
thence, N 43°48'15" W, 183.08 feet to an iron pin (new);
thence, N 83°23'00" E, 59.23 feet to an iron pin (new);
thence, S 87°40'43" E, 310.08 feet to an iron pin (new), the northeast corner of said tract of land which belongs to Grady Proctor, in the westerly boundary of a tract of land which belongs to Harold Dewayne Chaffin, having a deed reference in Instrument Number 20000530-53454, RODCT; thence, S 29°51'00" E, passing the southwest corner of said tract of land which belongs to Harold Dwwayne Chaffin, and continuing in all 279.91 feet to a fence post (old), in the westerly margin of Old Hickory Boulevard;
thence, S 49°28'33" W, 151.06 feet, to the point of beginning, containing **2.04 acres**, as surveyed by Steven E. Artz, Tennessee License No. 1708 d/b/a Steven E. Artz and Associates, Inc., 514 South Brown Street, Suite 600, Springfield, Tennessee, 37172, dated March 2, 2004.

Being a portion of the property which was conveyed to Grady Proctor and wife, Margaret Colorigh Proctor, by Katherine F. Hampel, by deed of record in Book 4088, Page 738, RODCT. Margaret Colorigh Proctor having predeceased Grady Proctor. And being the same property conveyed to Norma Claire Harvison by Grady Wayne Proctor, Executor for the Estate of Grady Proctor having a deed reference in Instrument Number 20050315-0028335, RODCT.

This is unimproved property with a mobile home on said property in Davidson County, Tennessee, known as 6435 Old Hickory Boulevard, Whites Creek, Tennessee 37189.

THIS CONVEYANCE IS SUBJECT TO any and all restrictions, easements, encumbrances and conditions of record in the Register's Office for Davidson County, Tennessee.

THIS DEED HAS BEEN PREPARED PURSUANT TO AND IN RELIANCE UPON INFORMATION PROVIDED BY THE PARTIES AND THE PREPARER OF THIS DEED MAKES NO REPRESENTATION WHATSOEVER AS TO THE STATUS OF THE TITLE OF THE PROPERTY CONVEYED HEREIN.

IN WITNESS WHEREOF, this document was executed this 20th day of July, 2015.

Norma Claire Harvison

NORMA CLAIRE HARVISON GRANTOR

STATE OF TENNESSEE)
COUNTY OF ROBERTSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for the above-said County and State, **Norma Claire Harvison,** the within named Bargainor, with whom I am personally acquainted, (or proved to me this basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, in the aforesaid county, this 20th day of July, 2015.

Suzanne C. Glover

NOTARY PUBLIC
My Commission Expires: 11-1-17

SUZANNE C. GLOVER
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

STATE OF TENNESSEE)
COUNTY OF ROBERTSON)

I hereby certify and swear that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 15,000.00 .

Carl D. Krantz

Carl D. Krantz, Affiant

Sworn to and subscribed before me 20 day of July, 2015.

Suzanne C. Glover

NOTARY PUBLIC
My Commission Expires: 11-1-17

SUZANNE C. GLOVER
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

AFFIDAVIT

Cones the Affiant, **CARL D. KRANTZ**, and after being duly sworn, states and deposes as follows:

1. My name is Carl D. Krantz.

2. I am over 18 years of age and execute this affidavit freely and under no duress. I am not under the influence of any drugs or mind-altering substances which would impair my testifying honestly.

3. I am buying property located at 6435 Old Hickory Boulevard, Whites Creek, Tennessee 37189 by a Quitclaim Deed from Norma Claire Harvison. I will be responsible for all unpaid taxes on said property.

4. Norma Claire Harvison is in no way responsible for paying any back taxes or for any other encumbrances on the said property.

Carl D. Krantz, AFFIANT

7 20/15
DATE

STATE OF TENNESSEE
COUNTY OF ROBERTSON

Sworn to and subscribed for me this the 20th day of July, 2015.

Suzanne C. Glover
NOTARY PUBLIC
My Commission Expires: 11-1-17

SUZANNE C. GLOVER
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY