QUITCLAIM DEED

This Instrument prepared from information furnished by the parties.

JAMIE C. POLK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th day of February, 2014

Notary Public:

MY COMMISSION EXPIRES: 5/5/15
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Timothy Griggs	NEW OWNER	Map 072 06 0
709 N. Graycroft Ave.		Group
Madison, TN 37115		Parcel 141.00

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

Timothy Griggs and wife, Michelle Griggs

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

Timothy Griggs, 1/3 undivided interest, Carlton Griggs, 1/3 undivided interest, and Alvin Griggs, 1/3 *

hereinafter called the GRANTEES, their heirs and assigns, all their right, title and interest in and to that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being a part of Lot No. 2 on the corrected plan of E.J. Childers' Subdivision of the J.H. Ambrose Tract, as of record in Book 332, Page 134, Register's Office for said County, described as follows:

Beginning on the westerly margin of the Gallatin Pike, at the southeast corner of the property conveyed to J.J. Preston by deed from H.A. Carrier, Trustee, of record in Book 1315, Page 155, said Register's Office, said point being 100 feet south of the southerly margin of Elvira Avenue; thence with said Pike southwardly 50 feet to the northeast corner of the property conveyed to G.L. Campbell and wife, by deed from Bransford Realty Company, of record in Book 1108, Page 40, said Register's Office; thence with said Campbell's northerly line westwardly 142 1/2 feet, more or less, to the easterly line of Lot No. 4; thence with said line northwardly 45 feet to the southwest corner of said Preston property; thence with the southerly line of same eastwardly 175 feet, more or less, to the beginning.

BEING the same property conveyed to Timothy Griggs and wife, Michelle Griggs by deed from Malcolm F. Sadler and wife, Joyce Sadler, of record in Instrument 20030930-0144292, dated September 29, 2003, Register's Office for said County.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )
This is Improved (X) property, known as 3109 Gallatin Road, Nashville, TN 37216

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 28th day of February, 2014.

Timothy Griggs

Michelle Griggs

*undivided interest

BILL GARRETT, Davidson County
Trans:T20150067722 DEEDQC
Recvd: 08/13/15 08:57 2 pgs
Fees:12.00 Taxes:0.00
20150813-0081050

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Timothy Griggs and wife, Michelle Griggs, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the
purposes therein contained.

Witness my hand and official seal this 28th day of February, 2014.

My Commission Expires: 5/5/15

Notary Public

