BILL GARRETT, Davidson County
Trans:T20150084710 DEEDQC
Recvd: 10/05/15 14:52 3 pgs
Fees:17.00 Taxes:0.00
20151005-0101290

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP PARCEL Nos.
James A. Kennedy Marcia W. Kennedy 1812 Knowles Street Nashville, TN 37208	James A. Kennedy Marcia W. Kennedy 1812 Knowles Street Nashville, TN 37208	081 15 0 161.00

This Instrument Prepared By:

Radford H. Dimmick
Attorney at Law
222 Second Avenue North, Suite 360 M
Nashville, Tennessee 37201
(615) 263-1278

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, **Ciara Nichole Kennedy**, hereinafter called the **Grantor** by these presents does hereby quitclaim and convey unto **James A. Kennedy and Marcia W. Kennedy**, hereinafter called the **Grantees**, their heirs, successors, and assigns, all of their right, title, and interest in and to the property located in Davidson County with the following legal description; to wit:

Being the westerly part of lot No. Thirty-two (32) in the plan of G.W., J.M. and T.J. Harding, as of record in Book 21, page 80, in the Register's Office for said County

Said westerly part of Lot No. 32 fronts forty-one (41) feet on the northerly side of Thompson Street, formerly Royal Street and extends back northerly, between parallel lines, one hundred and fifty (150) feet to an alley in the rear.

Being the same property conveyed to Pearl Jones by deed of record in Book 1088 page 36, R.O.D.C. Tennessee, the said Pearl Jones died November 1948, without a Will and left surviving her, her only child, Bessie Pearl Jones Watt. There were no other children and husband of the said Pearl Jones predeceased her mother by many years.

Being the same property conveyed to John Frank Watt and wife, Bessie Pearl Jones Watt by deed of record in Book 2904 page 459, Register's Office for Davidson County. Tennessee, the said John Frank Watt died April 27, 2003, without a Will and leaving Bessie Pearl Jones Watt surviving him.

Being the same property conveyed to Ciara Nichole Kennedy by deed from the Estate of Bessie Pearl Jones Watt, Marcia Dawn Kennedy, Executrix, dated SEPTEMBER 9, 2015, of record in ~~Deed Book~~ INSTRUMENT NUMBER 20150922-0096315, ~~page~~ ____, in the Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises, and there was no title search conducted, or requested by any party, hereto.

WITNESS my hand this 9th day of SEPTEMBER, 2015.

Ciara Nichole Kennedy
CIARA NICHOLE KENNEDY

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

Personally appeared before me, CIARA NICHOLE KENNEDY a Notary Public in and for said County and State, the within named Ciara Nichole Kennedy, **(Grantor)**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 9th day of SEPTEMBER, 2015.

NOTARY PUBLIC

My Commission Expires: 11/5/18

FAITH M. MACON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 5, 2018

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STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater for this transfer is $1.00.

Subscribed and sworn to before me this 9th day of SEPTEMBER, 2015.

Ciara Nichole Kennedy
Affiant

NOTARY PUBLIC

My Commission Expires: 11/5/18

FAITH M. MACON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 5, 2018