NEW OWNER:

Patrick H. Shepard
4716 Benton Smith Road
Nashville, TN 37215

THIS INSTRUMENT
PREPARED BY:

Tressler & Associates, PLLC
Attorneys at Law
212 N Castle Heights Ave.
Lebanon, TN 37087

SEND TAX BILLS TO:
New Owner

Map 16 DA
Parcel 31025
131-15-55

This instrument was prepared by information provided by the parties. No Title Search was performed.

BILL GARRETT, Davidson County
Trans:T20150094713 DEEDQC
Recvd: 11/06/15 09:03 2 pgs
Fees:12.00 Taxes:0.00
20151106-0113149

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Patrick H. Shepard,** does hereby convey unto, **Patrick H. Shepard, unmarried,** his successors and assigns, forever equally, all of right, title and interest in and to the following tract or parcel of land, situate and lying in the Davidson County, Tennessee, bounded and described as follows, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 22 on the plan of Harpeth Acres, Section 7, of record in Book 2331, page 154, Register's Office for said County.

SAID Lot No. 22 front 115 feet on the southerly margin of Benton Smith Road and extends back 300 feet on the westerly line and 279.7 feet on the easterly line to a dead line in the rear, measuring 200 feet thereon.

Being the same property conveyed to Patrick H. Shepard and wife, Joyce C. Shepard, by Warranty Deed from Craig E. Philip and wife, Marian T. Ott, dated August 3, 1987 and of record

in Book 7315, Page 727, Register's Office for Davidson County, Tennessee. Joyce C. Shepard passed away on August 31, 2015, and had remained married to Patrick H. Shepard, without intervening legal separation or divorce, from the time of acquisition of this property until her passing, thereby vesting title in Patrick H. Shepard as surviving tenant by the entirety. See also Deed of record in Book 5978, Page 720, said Register's Office.

This is IMPROVED property known as 4716 Benton Smith Road, Nashville, Tennessee 37215.

WITNESS SIGNATURE(S) this 4th day of November, 2015.

Patrick H. Shepard

PATRICK H. SHEPARD

STATE OF TENNESSEE
COUNTY OF DAVIDSON

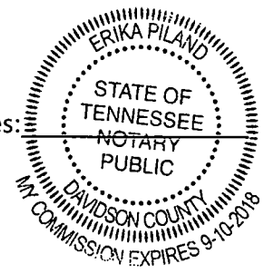
Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, **PATRICK H. SHEPARD,** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office, this 4th day of November, 2015.

Erika Piland

Notary Public

My commission expires:



****

The actual consideration or value, whichever is greater, for this transfer is $ 0.00 .

Affiant

Sworn to and subscribed to before me, this the 4th day of November, 2015.

Erika Piland

Notary Public

My commission expires:

