File Box 8

BILL GARRETT, Davidson County
Trans:T20150109667 DEEDQC
Recvd: 12/29/15 14:26 2 pgs
Fees:17.00 Taxes:0.00
20151229-0130703

PREPARED BY (AND RETURN TO):
WILKINS & IVEY
Attorneys-at-Law
Woodmont Centre, Suite 100
104 Woodmont Boulevard
Nashville, Tennessee 37205
Ph. (615) 298-3312 - Fax. 292-8746
E-mail: *main@wilkinsandivey.com*
W & I Ref: (cwi)
PREPARED FROM UNVERIFIED INFORMATION FURNISHED BY THE PARTIES
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Minna Cook Gioia Bradford Gioia 126 Ensworth Avenue Nashville, TN 37205	SAME

TAX MAP-PARCEL NUMBERS: 105.01-597.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of Ten Dollars and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, **Jan Pass and Minna Gioia, as Grantor,** by these presents do hereby transfer, quitclaim and convey unto **Christy W. Ivey, Trustee, Trustee's** successors and assigns, all of **Grantor's** right, title and interest, if any, in and to the following described real property, **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 19 on the Plan of Revised, Section Ninety-Eight, Edgehill Estates, of record in Book 4860, page 54, Register's Office for said County, to which Plan reference is made for a complete description.

Being the same property conveyed to Jan Pass and Minna Gioia by Warranty Deed from Robertson Properties, LLC, dated May 23, 2006 and recorded May 24, 2006 as Inst. NO. 20060524-0060736, Register's Office for Davidson County, Tennessee. Minna Gioia is one and the same person as Minna Cook Gioia.

Description Reference: Described according to the recorded subdivision plan.

This is improved property, known as: 117 13th Ave. Circle, Nashville, TN 37212

And now, I, the said **Christy W. Ivey, Trustee,** for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby transfer, quitclaim and convey unto **Minna Cook Gioia and spouse, Bradford Gioia** as **Grantee, Grantee's** heirs and assigns, the same property hereinabove described and set forth, to which reference is here made.

WITNESS THE EXECUTION HEREOF on Dec 21, 2015.

Jan Baker Pass
Jan Baker Pass

Minna Cook Gioia
Minna Cook Gioia

Christy W. Ivey, Trustee
Christy W. Ivey, Trustee

State of Tennessee
County of Davidson

On Dec 21, 2015, before me the undersigned authority, personally appeared **Jan Baker Pass**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires:

DEBBIE MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES OCTOBER 13, 2018

State of Tennessee
County of Davidson

On Dec 21, 2015, before me the undersigned authority, personally appeared **Minna Cook Gioia**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires:

DEBBIE MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES OCTOBER 13, 2018

State of Tennessee
County of Davidson

On Dec 21, 2015, before me the undersigned authority, personally appeared **Christy W. Ivey**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires:

DEBBIE MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES OCTOBER 13, 2018

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned Affiant hereby declares under oath that the actual consideration for this transfer is: $-0-.

Minna Cook Gioia
Affiant

Sworn and subscribed before me on Dec 21, 2015.

Notary Public

My Commission Expires:

DEBBIE MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES OCTOBER 13, 2018