File Box 8

BILL GARRETT, Davidson County
Trans:T20150109667 DEEDQC
Recvd: 12/29/15 14:26 2 pgs
Fees:17.00 Taxes:0.00
20151229-0130705

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: 09201009400
09201009500 and 09201009600

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 Baker Pass and Minna Cook 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 Nos. 7, 8 and 9 on the Map of Long & Ashworths Subdivision of Block 24 and part of 33-40 & 41, Midway, as of record in Book 57, page 116, Register's Office for said County, to which Plan reference is made for a complete description.

Being the same property conveyed to Jan Baker Pass and Minna Cook Gioia by Warranty Deed from Patricia Flowers-Whitmore Kendall and Edward Whitmore, Jr. and Walter F. Whitmore and Carlton C. Whitmore, Devisees of The Estate of Mattye Copeland Flowers recorded December 4, 2007 as Inst. No. 20071204-0140163, said Register's Office.

Description Reference: Described according to the recorded subdivision plan.

This is improved property, known as: 1033, 1035 and 1037 31st Avenue N., Nashville, TN 37209

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.

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

Notary Public

My Commission Expires:

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.

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

Notary Public

My Commission Expires:

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.

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

Notary Public

My Commission Expires:

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.

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

Notary Public

My Commission Expires: