THIS INSTRUMENT PREPARED BY:
Richard A. Northcutt, Attorney
217 Pineway Drive
Nashville, TN 37217

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for the transfer is $235,225.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME,
THIS THE 29th DAY OF January, 2016.

Notary Public
My Commission Expires: 7.2.16

ZANA C. PETTY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

FROM:	TO:
Louis Raphael DeMarco and David P. DeMarco	David P. DeMarco and wife, Jerri M. DeMarco

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.:
David P. and Jerri M. DeMarco 860 Robertson Academy Rd. Nashville, TN 37220	Farmington Mortgage, a division of CapStar Bank 2002 Richard Jones Rd., Ste 300A Nashville, TN 37215	#13214003500

QUITCLAIM DEED

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, Louis Raphael DeMarco and David P. DeMarco hereinafter called the GRANTORS, have bargained and sold, and by these presents do quitclaim and convey unto David P. DeMarco and wife, Jerri M. DeMarco, hereinafter called the GRANTEES, their heirs and assigns, all their right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee, described as follows, to wit:

LAND in Davidson County, Tennessee, being Lot No. 81 on the Plan of Oak Hill Valley Subdivision, as of record in Book 1835, pages 15 and 16, Register's Office for said County, described as follows:

Said Lot No. 81 fronts 160 feet on the southerly side of Van Leer Drive and runs back between lines, measuring 300.05 feet on the westerly line and 282.95 feet on the easterly line, to a dead line in the rear on which it measures 175 feet.

Being the same property conveyed to Louis Raphael DeMarco and David P. DeMarco, by deed from Esther Baird Noble, of record in Book 5307, Page 311, said Register's Office, dated June 30, 1978.

This property is not a marital residence and as such is not subject to any homestead, dower or other marital interest as contemplated by T.C.A. 26-2-307 or other similar statute.

The street address of the Real Property is 885 Van Leer Drive – Nashville, TN 37220, ____ Unimproved/ X Improved real property.

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.

IN WITNESS WHEREOF, GRANTORS have caused this QUITCLAIM DEED to be executed on this 29th day of January, 2016.

GRANTORS

Louis Raphael DeMarco

David P. DeMarco

BILL GARRETT, Davidson County
Trans:T20160010476 DEEDQC
Recvd: 02/08/16 11:39 2 pgs
Fees:13.00 Taxes:870.33
20160208-0011853

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Louis Raphael DeMarco and David P. DeMarco, the within named bargainers, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 29th day of January, 2016.

My commission expires: 7.2.18

Notary Public

