BILL GARRETT, Davidson County
Trans:T20160018057 DEEDQC
Recvd: 03/04/16 13:36 2 pgs
Fees:12.00 Taxes:0.00
20160304-0021011

Prepared by and Return to:
Lakeside Title & Escrow, LLC
854 Wren Rd.
Goodlettsville, TN 37072

**The legal description has been furnished to the preparer by the Grantor, by third party, or has been obtained from the record title. The preparer assumes no liability as to the accuracy or content thereof. This deed was prepared without a title search. Therefore no representation is made by the preparer as to the status of the title to the property conveyed nor compliance with subdivision regulations. Preparer assumes no liability as to the state of title of the property, unless a separate title opinion is furnished to the Grantee, and then only to the extent of the state of title to the property as set forth in the title opinion.**

**FAILURE TO RECORD THIS DOCUMENT IMMEDIATELY AT THE APPROPRIATE REGISTER OF DEEDS OFFICE MAY SERIOUSLY JEOPARDIZE YOUR RIGHTS IN THE PROPERTY.**

## QUITCLAIM DEED

| Address New Owner: | Send Tax Bills To: | Map and Parcel: |
|---|---|---|
| Joseph Graves | 2024 Jones Cr. | 07108011900 |
| 2024 Jones Cr. | Nashville TN 37207 | |
| Nashville ,TN 37207 | | |

THIS QUITCLAIM DEED made and entered into on the day and date last written by and between, April Graves, unmarried, hereinafter referred to as the "GRANTOR" and Joseph Graves, unmarried hereinafter referred to as the "GRANTEE":

## WITNESSETH

FOR AND IN CONSIDERATION of the sum of One and No/100 ($1.00) Dollars cash in hand paid, the receipt of which is hereby acknowledge, and other good and valuable consideration, April Graves, unmarried, has this day quitclaimed unto Joseph Graves, unmarried any right, title and interest in and to certain real property located in Davidson County, being more particularly described as follows, to wit:

**Being Lot No. 181 on the map of Joywood Heights, Section One, of record in Book 1130, Page 91, Register's Office for Davidson County, Tennessee.**

**Said Lot No. 181 fronts 57 feet on the westerly side of Jones Circle and runs back between lines, 203 feet on the north line and 215 feet on the south line, to a dead line, on which it measures 70 feet.**

**Being the same property conveyed to Joseph Graves and wife, April Graves by deed from Linda McKinney, unmarried, dated 2/9/2007, recorded 3/2/2007 in Instrument No. 20070302-0025823, Register's Office for Davidson County, Tennessee.**

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

In Witness Whereof, the undersigned has hereunto set his hand on this the 1st day of March, 2016.

April Graves

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State April Graves 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 Davidson County, Tennessee this 1st day of March, 2016.

DEANNA GWYN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

D. Gwyn
Notary Public

Commission Expiration 5/8/18

State of TN
County of Davidson

The Actual Consideration of this transfer is $ 0

Affiant

Subscribed and sworn before me this 1st day of March, 2016.

My commission expires: 5/8/18

D. Gwyn
Notary public

DEANNA GWYN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY