BILL GARRETT, Davidson County
Trans:T20160022081 DEEDQC
Recvd: 03/17/16 15:56 2 pgs
Fees:12.00 Taxes:0.00
20160317-0025562

QUITCLAIM DEED

This instrument was prepared by: Nicholas A. Gavrik [Name]
600 River Ridge Ct. [Street or Postal Address]
Nashville TN. 37221 [City, State, Postal Code]

Name and address of the new owner (the Grantee):	Nicholas Antony Gavrik 600 River Ridge Ct. Nashville TN. 37221
Name and address of the Mortgagee (the holder of a mortgage loan):	
Tax map parcel number:	091100406 00
Mail tax bills to:	Nick Gavrik 37221 600 River Ridge Ct. Nashville TN

In consideration of Ten Dollars and other valuable consideration paid, the receipt of which is acknowledged, I, Judy K. Morgan, the Grantor, sell, transfer, and convey to Nicholas Antony Gavrik, the Grantee, all of my right, title and interest in the following real estate:

IN THE COUNTY OF Davidson, STATE OF TENNESSEE: [*legal description*]

Lot No. 88 and the Westerly 16 feet of Lots. 89 on the Plan of the Subdivision of Lots Nos. 39 and 40, in the division of the B.F. Cockrill Farm, of record in Book 332, Page 41, Register's office for Davidson County, Tennessee Said lot 88 and the Westerly Part of lot 89 front together 66 feet on the northerly side of Mackie Ave. and extend back 150 feet to an alley.

No boundary survey of the real estate was made at the time of this conveyance, and the description of it is not different from that shown in any previous deed. FOR PRIOR TITLE, see Book ~~332~~ Page 41 * in the Register's Office of Davidson County, Tennessee. * 20000626-0062915

Taxes for the year 2016 are assumed by the Grantee.

THIS CONVEYANCE IS SUBJECT TO MATTERS OF PUBLIC RECORD including the following: (1) governmental zoning and other ordinances and regulations; (2) utility, sewer,

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drainage, and other easements and stipulations; and (3) subdivision and condominium covenants, conditions, declarations, and other restrictions.

THIS CONVEYANCE IS ALSO SUBJECT TO (1) the rights of tenants or claims of tenants in possession under oral, or written but unrecorded, leases or other agreements and (2) _____.

Witness my hand this 16 day of MARCH, 2016.

Judy K Morgan
Grantor

Acknowledgement

STATE OF Tennessee
COUNTY OF Davidson

On the 16th day of March, 2016, before me personally appeared Judy K Morgan, the Grantor, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument and acknowledged that he or she executed the same as his or her free act and deed.

Michael W. Bittle
Notary Public

My commission expires: MY COMMISSION EXPIRES MAY 8, 2017

MICHAEL W. BITTLE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Affidavit of Value

STATE OF Tennessee
COUNTY OF Davidson

I swear or affirm that the actual consideration for this transfer, or the value of the property transferred, whichever is greater, is $ 10,000.00. That amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Grantee

Sworn to and subscribed before me this 16th day of March, 2016.

Michael W. Bittle
Notary Public

My commission expires: MY COMMISSION EXPIRES MAY 8, 2017.

MICHAEL W. BITTLE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

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