BILL GARRETT, Davidson County
Trans:T20160042706 DEEDQC
Recvd: 05/20/16 15:14 2 pgs
Fees:12.00 Taxes:0.00
20160520-0050935

THIS INSTRUMENT PREPARED BY:
Lloyd Thomas Owen
8599 Coopertown Rd
Joelton, TN 37080

Address New Owner(s)
The 762 Douglas Avenue Trust
PO Box 100
Joelton, TN 37080

Send Tax Bills To:
SAME

Map & Parcel
071-16-0-304.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One and No/00 Dollars ($1.00), and other good and valuable consideration, receipt of which is hereby acknowledged, **Tommy Owen and wife, Thelma Owen,** hereinafter referred to as the "Grantors" does hereby quitclaim and convey unto **The 762 Douglas Avenue Trust, Amanda Dean, as Trustee** ("Grantee"), its successors and assigns, all of my Grantor's right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee and described as follows:

Land in Davidson County, Tennessee, being Lot No. 19 on the Plan of Thornby Place, of record in Book 332, page 3, Register's office for Davidson County, Tennessee.

Said Lot No. 19 fronts 50 feet on the south side of Driver Avenue and runs back between parallel lines 132 feet on the west line and 133 feet on the east line to an alley.

Included in the above property but expressly excluded therefrom is that tract conveyed to the State of Tennessee by Warranty Deed of record in Book 4091, page 119, said Register's Office, more particularly described as follows:

Land in Davidson County, Tennessee, being part of Lot No. 19 on the Plan of Thornby Place, of record in Book 332, page 3, Register's Office, Davidson County, Tennessee.

Beginning at a point in the southeasterly corner of the property of Alva Marie Pennick, said point being also on the north margin of an alley; thence running westerly 15 feet, more or less, along Pennick's southerly boundary line to a point; thence running northeasterly 13 feet, more or less, to a point' thence running northerly 115 feet, more or less, to a point; thence running westerly 48.55 feet, more or less, to a point on Pennick's westerly boundary line; thence running northerly 10.68 feet along Pennick's westerly boundary line to a point; thence running easterly 50 feet along the south margin of Mile End Avenue to a point; thence running South 7 deg. 21 min. 12 sec. West, 134 feet back to the point of beginning, containing 857 square feet, more or less.

Being the same property conveyed to Tommy Owen (aka Lloyd T Owen) and wife Thelma Owen by quitclaim deed from Ronald Williams, on July 31, 1992, of record in Book 8695, Page 393, Register's Office of Davidson County, Tennessee.

Property commonly known as 762 Douglas Avenue, Nashville, TN 37207

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

WITNESS our hands on this 2nd day of May, 2016.

Tommy Owen

Tommy Owen

Thelma Owen

Thelma Owen

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 2nd day of May, 2016, before me, appeared Tommy Owen (aka Lloyd T Owen) and Thelma Owen, with whom I am personally acquainted with (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 seal at office the day and year above written.

NOTARY PUBLIC

Denese Legieza STATE OF TENNESSEE NOTARY PUBLIC Davidson County

My Commission Expires: 7-3-17

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is **$-0-.**

AFFIANT

Subscribed and sworn to before me, this 2nd day of May, 2016.

NOTARY PUBLIC

Denese Legieza STATE OF TENNESSEE NOTARY PUBLIC Davidson County

My Commission Expires: 7-3-17