(2)

QUITCLAIM DEED

PLEASE RETURN TO:
WARRANTY TITLE INSURANCE CO
165 INDIAN LAKE BLVD, STE 106
HENDERSONVILLE, TN 37075

MELISSA D. ROGERS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th day of May, 2016.

Notary Public

MY COMMISSION EXPIRES: 4/19/17
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Warranty Title Insurance Company, Inc., 165 Indian Lake Blvd., Suite 106, Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO(S).:
Rachel E. McCann and Joshua O. Gray	Highlands Residential Mortgage, LTD	72-4-33
(NAME)	(NAME)	
1431 Shelton Avenue	12001 N. Central Expressway, Suite 750	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216	Dallas, TX 75243	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	File No.: 20161037

For and consideration of the sum of one dollar, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, I,Rachel E. McCann, hereinafter called the GRANTOR, have bargained and sold, and by these presents do transfer and convey and quitclaim unto Rachel E. McCann and Joshua O. Gray, wife and husband, hereinafter called the GRANTEES, their heirs and assigns, forever, all right, title and interest in the following described tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit. :

Land in Davidson County, Tennessee, being the southerly 65 feet of Lots 17, 18 and 19 and all of Lots 30, 31 and 32, and the westerly 20 feet of Lot 29, Block "A", Inglewood Golf Club Subdivision, of record in Book 843, page 65, Register's Office for Davidson County, Tennessee, and further described according to a mortgage loan inspection made by Campbell Surveying Co., Inc., 2424 21st Avenue S, Ste 201, Nashville, TN 37212, License No. 665, dated November 5, 1993, as follows:

Beginning at a point in the northwesterly margin of Shelton Avenue, said point being the easterly most corner of Lot 33 and the southerly most corner of the herein described property; thence northwesterly 265 feet to a point; thence northeasterly 180 feet to a point; thence southeasterly 65 feet to a point; thence northeasterly 20 feet to a point; thence southeasterly 200 feet to a point in the northwesterly margin of Shelton Avenue; thence along said Shelton Avenue 200 feet to the point of beginning.

Being the same property conveyed to Rachel McCann, unmarried by deed from Ryan Thompson and Gia Thompson, husband and wife, dated August 6, 2013, of record in Instrument No. 20130809-0083844, Register's Office for Davidson County, Tennessee.

Unimproved ☐

This is improved ☒ property, known as 1431 Shelton Avenue, Nashville, TN 37216
(House No.) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness my hand 26th day of May, 2016.

Rachel E. McCann

STATE OF Tennessee)
County OF Sumner)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, Rachel E. McCann, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 26th of May, 2016.

Notary Public
My Commission Expires: 4/19/17

MELISSA D. ROGERS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

BILL GARRETT, Davidson County
Trans:T20160046388 DEEDQC
Recvd: 06/02/16 09:57 1 pgs
Fees:12.00 Taxes:0.00
20160602-0055463