BILL GARRETT, Davidson County
Trans: T20160063457 DEEDQC
Recvd: 07/22/16 15:42 2 pgs
Fees: 12.00 Taxes: 0.00

20160722-0075942

THIS INSTRUMENT PREPARED BY:

Wagon Wheel Title & Escrow, LLC
202 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Peter E Smith 1012 Fairwin Avenue Nashville, TN 37216	Access National Mortgage 1800 Robert Fulton Drive Suite 350 Reston, VA 20191	07209038300

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Barry R Smith, a Married Man,*** by these presents do hereby quitclaim and convey unto **Peter E Smith, a Single Man,** his/her/their heirs, successors and assigns, all his/her/their right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 68 on the Plan of Eskridge Subdivision of Part of the W.B. Franklin Property of record in Plat Book 547, Page 52, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Jason S. Lane and wife, Laurie B. Gavilo-Lane by Quitclaim deed from Marie G. Wolf, unmarried of record in Instrument No. 20100719-0056226 Register's Office for Davidson County, Tennessee, dated June 17, 2010 and recorded on July 19, 2010.

Being the same property conveyed to Peter E. Smith, a single man, and Barry R. Smith, a married man by Warranty deed from Jason S. Lane and wife, Laurie B. Gavilo-Lane of record in Instrument No. 20140609-0049655 Register's Office for Davidson County, Tennessee, dated June 03, 2014 and recorded on June 09, 2014.

**** Neither Grantor nor Grantor's spouse ever resided in the above-described property.***

This is improved property also known as 1012 Fairwin Avenue, Nashville, TN 37216.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the 21st day of July 2016.

Affiant

My commission expires: (Affix Seal)

Carmen Coats
Notary Public

CARMEN COATS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires January 9, 2017

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 14TH day of July 2016.

Barry R Smith

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Barry R Smith, with whom I/We am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this the 14TH day of July, 2016.

Carmen Coats
Notary Public

My Commission Expires:

