BILL GARRETT, Davidson County
Trans:T20160071669 DEEDQC
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Fees:12.00 Taxes:0.00
20160817-0086041

This instrument prepared by:

DAVID W. MARTTALA, ESQ.
FIRST COMMUNITY TITLE & ESCROW
200 East Main Street
McMinnville, Tennessee 37110

Person(s) or Entity(ies) Responsible for Payment of Property Taxes and Owner(s):

Haskell H. Greer, Mary Greer and Sara Dodson
704 Dogwood Trail
McMinnville, TN 37110

HASKELL H. GREER and wife, MARY GREER)
)
TO:) QUITCLAIM DEED
)
SARA ANN GREER DODSON) Tax Map Ref.: 082-16-0-039.00
) Tax Map Ref: 082-15-0-171.00

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00) cash in hand paid, receipt of which is hereby acknowledged, and other good and valuable consideration, we, HASKELL H. GREER and wife, MARY GREER, have this day and date bargained and sold and by these presents do hereby convey, remise, release and forever quitclaim unto SARA ANN GREER DODSON, her heirs and assigns, an undivided one-half interest, so that we own said tracts as joint tenants with right of survivorship and not as tenants in common, certain tracts of land lying and being in DAVIDSON COUNTY, TENNESSEE, and described as follows, to wit:

TRACT NO. 1

Being Lot No. 26 in Henry Blood's Addition to East Nashville, formerly Edgefield, a plan of which is of record in Book 21, Page 5, Register's Office of Davidson County, Tennessee.

Said Lot No. 26 fronts 50 feet on the northerly side of Woodland Street and runs back between parallel lines 170 feet to an alley.

Being the property conveyed to Haskell H. Greer, Jr., and wife, Mary Greer, by deed from Haskell H. Greer, Jr., Executor of the will of Thelma Lee Greer, who died testate on December 29, 1997, of record in Book 10765, Page 352, Register's Office for Davidson County, Tennessee.

TRACT NO. 2

Being lot No. 27 in Blood's Addition to Edgefield, a plan of which is of record in Book 21, page 5, Register's office of Davidson County, Tennessee.

Said lot No. 27 fronts 50 feet on the northerly side of Woodland Street, and runs back between parallel lines 170 feet to an alley.

Being the property conveyed to Haskell Greer and wife, Mary Greer, by deed from Thelma L. Greer by deed of record in Book 8708, Page 621, Register's Office for Warren County, Tennessee.

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

The intent of this conveyance is to create a joint tenancy with right of survivorship among ourselves and our daughter, Sara Ann Greer Dodson, so that the entire property, upon the deaths of two of us, will go to the remaining survivor.

WITNESS our hands this 15th day of August, 2016.

Haskell H. Greer
HASKELL H. GREER

Mary Greer
MARY GREER

STATE OF TENNESSEE)
)
COUNTY OF WARREN)

Personally appeared before me, the undersigned Notary Public for the State of Tennessee, the within named Bargainors, **HASKELL H. GREER and wife, MARY GREER,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged the execution of the foregoing instrument for the reasons therein contained.

Witness my hand this the 15th day of August, 2016.

DAVID W. MARTTALA STATE OF TENNESSEE NOTARY PUBLIC WARREN COUNTY

Notary Public for the State of Tennessee

My commission expires: 2/4/2020

I hereby swear or affirm that the actual consideration for this transfer is $0.00.

Haskell H. Greer
Affiant

Subscribed and sworn to before me on this the 15th day of August, 2016.

DAVID W. MARTTALA STATE OF TENNESSEE NOTARY PUBLIC WARREN COUNTY

Notary Public for the State of Tennessee or Register of Deeds

My commission expires: 2/4/2020

NOTICE: FAILURE TO PROPERLY RECORD THIS INSTRUMENT IN THE REGISTER OF DEEDS OFFICE COULD SERIOUSLY JEOPARDIZE YOUR RIGHTS. THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF THE TITLE OF THE PROPERTY DESCRIBED HEREIN OR AS TO THE ACCURACY OF THE DESCRIPTION.