QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans:T20160072223 DEEDQC
Recvd: 08/18/16 15:27 2 pgs
Fees:12.00 Taxes:0.00
20160818-0086581

STATE OF TENNESSEE

COUNTY OF DAVIDSON

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

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF August, 2016.

Notary Public

MY COMMISSION EXPIRES: 10/18/16
(AFFIX SEAL)

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Patrick Galik Griffin & Shanna Smith	**New Owner**	
(NAME)	(NAME)	**082-07-0-033.00**
824 N 2nd St		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, **PATRICK GRIFFIN (ALSO KNOWN AS PATRICK GALIK GRIFFIN), A MARRIED MAN, AND MATT KRAATZ, AN UNMARRIED MAN**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO **PATRICK GALIK GRIFFIN AND WIFE, SHANNA SMITH**, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF THEIR RIGHT TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 20 ON THE PLAN OF SHIELDS DAVIS SHARPE AND HORN SUBDIVISION OF RECORD IN PLAT BOOK 57, PAGE 86, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY.

SAID LOT NO. 20 FRONTS 50 FEET ON THE WESTERLY SIDE OF NORTH SECOND STREET, FORMERLY HARRIS STREET AND RUNS BACK BETWEEN PARALLEL LINES, 143 FEET, MORE OR LESS TO AN ALLEY.

BEING THE SAME PROPERTY CONVEYED TO PATRICK GRIFFIN, UNMARRIED, AND MATT KRAATZ, UNMARRIED, AS TENANTS IN COMMON, BY WARRANTY DEED FROM REGAL HOMES CO., OF RECORD IN INSTRUMENT NO. 20130731-0079730, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SHANNA SMITH, WIFE OF PATRICK GRIFFIN, DOES HEREBY JOIN IN THIS CONVEYANCE TO CONVEY ANY AND ALL MARTIAL INTEREST SHE MAY HAVE IN SAID PROPERTY. THE SAID PATRICK GRIFFIN DOES HEREBY ACKNOWLEDGE THAT HE IS ONE AND THE SAME AS PATRICK GALIK GRIFFIN.

This is
( ) unimproved
(X) improved
property known as **824 N 2ND STREET, NASHVILLE, TENNESSEE, 37207**

Witness our hands this the 12 day of August, 2016.

PATRICK GRIFFIN

MATT KRAATZ

SHANNA SMITH

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Patrick Griffin and Shanna Smith**, the within named bargainors, with whom I am personally acquainted (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 official seal, this the 12 day of August, 2016.

Notary Public

My Commission Expires: 8/20/2019



STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Matt Kraatz**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 12 day of August, 2016.

Notary Public

My Commission Expires:



RETURN TO:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212