BILL GARRETT, Davidson County
Trans: T20160080954 DEEDQC
Recvd: 09/15/16 13:32 2 pgs
Fees: 12.00 Taxes: 0.00
20160915-0097129

BOX 10-B

STATE OF TEXAS
COUNTY OF Harris

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $-0-

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF September, 2016.

BRIDGET PEREZ
Notary Public, State of Texas
Comm. Expires 01-07-2020
Notary ID 130488818

Notary Public

MY COMMISSION EXPIRES: 01/07/2020

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

THIS INSTRUMENT WAS PREPARED BASED ON INFORMATION FURNISHED BY THE PARTIES. NO INDEPENDENT TITLE EXAMINATION HAS BEEN PERFORMED.

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
STEFANIA KENEFICK	**SAME**	**094-01-0-367.00**
(NAME) **15850 SEVEN SPRINGS ROAD**	(NAME)	
(ADDRESS) **HOUSTON, TX 77084**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **I, TIMOTHY KENEFICK, UNMARRIED, FOR THE EXPRESS PURPOSE OF CREATING A FEE SIMPLE IN THE GRANTEE,** BY THESE PRESENTS DO REMISE, RELEASE, QUITCLAIM, AND CONVEY ALL MY RIGHT, TITLE AND INTEREST UNTO **STEFANIA KENEFICK, UNMARRIED,** HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON COUNTY**, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 150 on the Plan of Shelby Village No. 2, as of record in Plat Book 1835, page 48, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Stefania Kenefick, unmarried, and Timothy Kenefick, married, as tenants in common with right of survivorship from Stefania Kenefick a/k/a Stephanie M. Kenefick by deed dated March 14, 2012 and recorded as Instrument Number 20120321-0024009, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all matters as set forth in the plan of record in Plat Book 1835, page 48 and any and all easements, restrictions and conditions which may affect said property of record in the Register's Office for Davidson County, Tennessee.

This is not the principal residence of the Grantor, Timothy Kenefick.

Unimproved ( )
This is improved(x) property known as **1421 ELECTRIC AVENUE, NASHVILLE, TN 37206**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 14 day of September, **2016**

TIMOTHY KENEFICK

STATE OF TEXAS
COUNTY OF Harris

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Timothy Kenefick,** the 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 at office this 14th day of September, **2016.**

Notary Public

My Commission Expires: 01/07/2020

BRIDGET PEREZ
Notary Public, State of Texas
Comm. Expires 01-07-2020
Notary ID 130488818