BILL GARRETT, Davidson County
Trans:T20160088792 DEEDQC
Recvd: 10/07/16 15:14 2 pgs
Fees:12.00 Taxes:0.00
20161007-0106566

This Instrument
Prepared By:

Joshua L. Hunter,
Attorney At Law
1104 Fatherland Street
Nashville, TN 37206
(615) 440-0545

QUITCLAIM DEED

FOR AND IN CONSIDERATION of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, and for the express purpose of creating a separate tax parcel, **BRIAN J. BAN and APRIL BAN, husband and wife**, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **BRIAN J. BAN and APRIL BAN, husband and wife**, hereinafter called the Grantee, his/her/their heirs and assigns. A certain tract or parcel of land being the same property conveyed to BRIAN J. BAN and APRIL BAN, husband and wife, of record as Document No. 20070613-0070984 in the Register's Office for Davidson County, Tennessee and is further described as:

Land in Davidson County, Tennessee, being Lot No. 299 on the map of Oakwood Park, as shown on plat of record in Plat Book 421, Page 12, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being part of the same property conveyed to BRIAN J. BAN and APRIL BAN, husband and wife, by Warranty Deed from Runion Properties, LLC, a Tennessee Limited Liability Company, of Record in Instrument No. 20070613-0070984, at the Register's Office for Davidson County, Tennessee.

This real property is known as 1102 B N. 8th Street Nashville, TN 37207.

IN WITNESS WHEREOF, we have hereunto set out hands on this 1 day of October, 2016.

Grantors

Brian J. Ban

April Ban

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned authority, a Notary Public of the State and County mentioned, personally appeared Brian J. Ban and April Ban, with who I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged they executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 1 day of October, 2016.

Notary Public

My Commission Expires:
3-3-20

TESSA LAWSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

AFFIDAVIT OF CONSIDERATION

Name and Address of Property Owner:	Person or Entity Responsible For Payment of Property Taxes:	Map & Parcel Number of Property Transferred:
Brian J. and April Ban 1102 N. 8th Street Nashville, TN 37207	New Owner	Davidson County 082-04-0-054.00

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is Ten Dollars ($10.00), which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Affiant

Sworn to and subscribed before me 7 day of October, 2016.

Notary Public

My Commission Expires:
3-3-20

TESSA LAWSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY