BILL GARRETT, Davidson County
Trans: T20160088816 DEEDQC
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Fees: 12.00 Taxes: 0.00
20161007-0106593

This instrument prepared by:
And return to:

Jeffrey M. Grissim,
Attorney at Law
1222 17th Avenue South
Nashville, TN 37212

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO.:
Jerrod G. Brown, Garry Brown & Karen C. Brown 256 Tanksley Avenue Nashville, TN 37211	SWBC Mortgage Corporation 9311 San Pedro #100 San Antonio, TX 78216	11914003000

This instrument has been prepared by information provided by the parties
No title search was conducted and no representations regarding title have been made by the Drafter

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, I, **JERROD G. BROWN, A SINGLE MAN** do hereby transfer and convey unto, **JERROD G. BROWN, A SINGLE MAN, GARRY BROWN AND KAREN C. BROWN, HUSBAND AND WIFE**, any and all interest I have in and to the following real estate to that certain land in Davidson County, State of Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 5 of Block "E" on the map of Woodbine Courts, Part Two, not of record.

Said Lot No. 5 of Block "E" fronts 75 feet on the north side of Tanksley Avenue and runs back between parallel lines, 155.5 feet to a dead line.

Being the same property conveyed to Jerrod Brown by deed from Wade A. Lincoln and wife, Laura J. Lincoln of record in Instrument No. 20060517-0057807 dated May 15, 2006 and recorded May 17, 2006 and re-recorded in Instrument No. 20060816-0101038, dated August 16, 2006, Register's Office for Davidson County, Tennessee.

The legal description provided herein is exactly the same as in the prior recorded deed.

This is improved property known as: 256 Tanksley Avenue, Nashville, TN 37211

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

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.

JB

WITNESS my hands this 3rd day of October, 2016.

JERROD G. BROWN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Jerrod G. Brown**, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and upon oath acknowledged he executed the within instrument for the purpose therein contained.

Witness my hand and official seal on this the 3rd day of October, 2016.

Notary Public

ZACHAREY WILSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires JULY 6, 2020

My Commission Expires: _____

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer, or value of property (whichever is greater) is $ 0.00.

Affiant

Subscribed and sworn before me this 3rd day of October, 2016.

NOTARY PUBLIC

ZACHAREY WILSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires JULY 6, 2020

My Commission Expires: _____