QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

THIS INSTRUMENT PREPARED FROM INFORMATION PROVIDED BY THE PARTIES WITHOUT THE BENEFIT OF TITLE SEARCH AND/OR TITLE POLICY

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF October, 201_

Notary Public

MY COMMISSION EXPIRES: 5/16/19

TONYA L. ARBOGAST NOTARY PUBLIC TENNESSEE DAVIDSON COUNTY My Commission Expires 05-16-2019

File No.: ALW-16-900-CL

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COMMERCE TITLE & ESCROW, LLC
513 3RD AVE SOUTH, NASHVILLE, TN 37210

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MALCOLM A. LOCKRIDGE AND ANGELA SWINGER-LOCKRIDGE	NEW OWNER	
(NAME) 2000 Lynehaven Ct.	(NAME)	**P/O 070-07-104.00**
(ADDRESS) Mt Juliet TN 37122	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/We, **MICHAEL BARNES**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO QUITCLAIM AND CONVEY UNTO **MALCOLM A. LOCKRIDGE AND WIFE, ANGELA SWINGER-LOCKRIDGE**, HEREINAFTER CALLED THE GRANTEES, THEIR 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 2, Unit B, SKYLINE RIVERFRONT ESTATES, as shown on plat of record in Instrument No. 20160429-0042324 and as amended in Instrument No. 20160429-0042076, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed by Warranty Deed from Owen W. Ferguson to Michael Barnes, Malcolm A. Lockridge and wife, Angela Y. Swinger-Lockridge, as recorded on the 25th day of January, 2016 in Instrument No. 20160125-0006701; Quitclaim Deed from Robbie Y. Ferguson to Owen W. Ferguson, as recorded on the 21st day of June, 1983 in Deed Book 6079, Page 330 and Warranty Deed from James William Winters, Jr., and wife, Melinda Lou Banks Winters to Owen W. Ferguson, as recorded on the 13th day of August, 1979 in Deed Book 5481, Page 253, in the Register's Office of Davidson County, Tennessee

unimproved ☐

This is improved ☒ property, known as 906 Youngs Lane, (Now Split Into Units), Nashville, TN 37207

(House Number) (Street) (City or Town) (State) (Postal Zip)

BILL GARRETT, Davidson County
Trans:T20160090912 DEEDQC
Recvd: 10/14/16 14:20 2 pgs
Fees:12.00 Taxes:0.00

20161014-0109009

Wherever 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 our hands this 11th day of October, 2016.

Michael Barnes

MICHAEL BARNES

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 **MICHAEL BARNES**, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 11th day of October, 2016.

Commission expires: 5/6/19

Notary Public

SANYA L. ARBOGAST
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-06-2019