QUIT CLAIM DEED

BILL GARRETT, Davidson County
Trans: T20160098757 DEEDQC
Recvd: 11/08/16 09:36 2 pgs
Fees: 12.00 Taxes: 0.00
20161108-0118072

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $ 0.00

AFFIANT

SUBSCRIBED AND SWORN TO ME ON THE 26TH DAY OF SEPTEMBER, 2016.

NOTARY PUBLIC

MY COMMISSION EXPIRES

JIM R. VANDERPOOL STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY MY COMMISSION EXPIRES 03-15-2020

THIS INSTRUMENT PREPARED BY
JIM R. VANDERPOOL, P.C., 5115 MARYLAND WAY, BRENTWOOD, TN 37027

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP-PARCEL
Thomas James Mulgrew III and Lavoe G Mulgrew	SAME	MAP:
1219 Carl Seyfert Memorial Drive		Parcel:159-02-0-033.00
Brentwood, TN 37027		

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

LAVOE G. MULGREW, TRUSTEE OF THE LAVOE G. MULGREW LIVING TRUST, ESTABLISHED BY THE REVOCABLE TRUST AGREEMENT OF LAVOE G. MULGREW, DATED OCTOBER 30, 2003

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY ALL OF OUR INTEREST UNTO:

THOMAS JAMES MULGREW III , AND WIFE, LAVOE G MULGREW

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

SEE EXHIBIT "A"

This is improved property known as 1219 Carl Seyfert Memorial Drive, Brentwood, TN 37027

Witness its hand on the 1st day of November, 2016.

THE LAVOE G. MULGREW LIVING TRUST, ESTABLISHED BY THE REVOCABLE TRUST AGREEMENT OF LAVOE G. MULGREW, DATED OCTOBER 30, 2003

LAVOE G. MULGREW, TRUSTEE

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before , the undersigned, a Notary Public, in and for said County and State, LaVoe G. Mulgrew, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon oath, acknowledged themself to be the Trustee of The LaVoe G. Mulgrew Living Trust, established by the Revocable Trust Agreement of LaVoe G. Mulgrew, dated October 30, 2003 , the within named barganor, a trust, and that LaVoe G. Mulgrew, acting in such capacity, and authorized so to do, executed the foregoing instrument in behalf of said trust for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee , this 1st day of November, 2016.

Notary Public

My Commission Expires:

JIM R. VANDERPOOL STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY MY COMMISSION EXPIRES 03-15-2020

EXHIBIT A - LEGAL DESCRIPTION

Land lying in Davidson County, Tennessee, more particularly described as follows: Lot No. 4 on the Plan of Galaxy Estates, as of record in Plat Book 4175, Page 77, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed by Warranty Deed from LaVoe G. Mulgrew to LaVoe G. Mulgrew, Trustee of The LaVoe G. Mulgrew Living Trust, established by the Revocable Trust Agreement of LaVoe G. Mulgrew, dated October 30, 2003 as recorded on the 24th day of May, 2007 in Instrument No. 20070524-0062248; Warranty Deed from Thomas J. Mulgrew to LaVoe G. Mulgrew as recorded on the 22nd day of May, 2007 in Instrument No. 20070522-0060745 and Warranty Deed from Donald R. Wheeler, married to Tom Mulgrew and wife, La-Voe Mulgrew as recorded on the 31st day of July, 1997 in Deed Book 40549, Page 870, in the Register's Office of Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulation, building restriction and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes, for the current year which if prorated have been assumed by the Grantee(s) herrein