398

Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., Suite 165
Nashville, TN 37215

BILL GARRETT, Davidson County
Trans:T20160105800 DEEDQC
Recvd: 12/01/16 14:10 2 pgs
Fees:12.00 Taxes:0.00
20161201-0126208

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Vernon Andrew Trammell,** hereinafter called the **Grantor,** does hereby quitclaim, and convey unto, **Vernon Andrew Trammell and wife Sarah Trammell,** hereinafter called the **Grantee,** Grantee's heirs and assigns, all of Grantor's interest in a certain tract or parcel of land in Davidson County, Tennessee, described as follows: To Wit:

Land in Davidson County, TN, being the westerly 15 feet of Lot No. 1014, and all of No. 1016, and the easterly 10 feet of Lot No. 1018 of Block No. 159 in the Plan No. 1 West Nashville, as of record in Book 57, pages 74-75, Register's Office for said County.

Said Lot No. 1016 and parts of Lots Nos. 1014 and 1018 together front 50 feet on the southerly side of Indiana Avenue and run back between parallel lines 150 feet to an alley. The above legal description is identical to the one in the previous deed of record.

Being the same property conveyed to Vernon Trammell (a.k.a. Vernon Andrew Trammell) by Warranty Deed from Janet Nagy of record as Instrument No. 20060112-0004895, Register's Office, Davidson County, Tennessee.

Excluded from the above description is the following: Land in Davidson County, Tennessee, being the westerly 10 feet of an alley No. 1223 which was abandoned by Metropolitan County Council, Bill No. 089-785, dated June 9, 1989, and as conveyed by Deed of record in Book 10128, page 590, Register's Office for said County.

It is the express intention of this conveyance to create the Estate of Tenancy by the Entirety in Said Vernon Andrew Trammell and wife Sarah Trammell.

Subject to applicable easements, the Plan of record in Book 57, pages 74-75, liens and Deeds of Trust of record, and to property taxes for the current year.

This is improved property, known as: 5107 Indiana Avenue, Nashville, TN 37209

WITNESS THE EXECUTION HEREOF TO BE EFFECTIVE AS OF November 28th, 2016.

Vernon Andrew Trammell

State of Tennessee)
County of Davidson)

On this the 28th day of November, 2016, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Vernon Andrew Trammell, the bargainor, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged the ~~execution as a free~~ act and deed.

Notary Public

My Commission Expires: 5/8/18

DAVIDSON COUNTY, TN
ANGELA Y. POSTON-WILLIAMSON
STATE OF TENNESSEE NOTARY PUBLIC

State of Tennessee
County of Davidson

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 0.00

Affiant

Sworn and subscribed before me on this the 28th day of November, 2016.

Notary Public

My Commission Expires: 5/8/18

DAVIDSON COUNTY, TN
ANGELA Y. POSTON-WILLIAMSON
STATE OF TENNESSEE NOTARY PUBLIC

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Vernon Andrew Trammell and wife Sarah Trammell 5107 Indiana Avenue Nashville, TN 37209	SAME	91-11-211