**This document prepared by (and after recording return to):**

| | |
|---|---|
| Name: | Michael Hoover and Heather Hoover |
| Firm/Company: | The Hoover Group Inc. |
| Address: | 1307 Greenwood Ave |
| Address 2: | |
| City, State, Zip: | Nashville, TN 37206 |
| Phone: | 615-613-4890 |

BILL GARRETT, Davidson County
Trans:T20160109606 DEEDQC
Recvd: 12/13/16 15:13 3 pgs
Fees:17.00 Taxes:0.00
20161213-0130819

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# QUITCLAIM DEED
(Husband to Himself and Wife)

**KNOW ALL MEN BY THESE PRESENTS THAT:**

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Michael Hoover**, hereinafter referred to as "Grantor", does hereby demise, release and forever quitclaim unto Michael Hoover and Heather Hoover, Husband and Wife, as joint tenants with rights of survivorship and not as tenants in common, hereinafter "Grantees", the following lands and property, together with all improvements located thereon, lying in the County of Davidson, State of Tennessee, to-wit:

Married Man MH

Descrition of Property:
Land in Davison County, Tennessee, being Lot No. 4 on the Plan of John W. Love's Subdivision of Greenwood of record in Plat Book 332, Page 4, in the Register's Office for Davidson County, Tennessee, to which Plan reference is herby made for a more complete description of the property.

Being the same property conveyed to Rodney Jenkins, unmarried, by deed from Kenneth Greer, married and Stanley M. Morris, Jr., unmarried, of record as Instrument No. 20080512-0048700, in the Register's Office for Davidson County, TN, dated May 9, 2008.

Being the same property conveyed to Michael C. Hoover, a single person, and Moriah D. Mozingo, a single person, by deed from Rodney Jenkins, married, of record as Instrument No. 20100503-0033632.

This is improved property known as : 1307 Greenwood Aveune, Nashville, TN 37206.

LESS AND EXCEPT all oil, gas and minerals, on and under the above described property owned by Grantor, if any, which are reserved by Grantor.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

~~TO HAVE AND TO HOLD same unto Grantees, and unto Grantees' assigns forever, with all appurtenances thereunto belonging.~~ MH

The source of title in Grantor(s) is by _____ deed recorded in the office of the Register of Deeds in Book _____, at page _____, Instrument Number _____, of Davidson County, Tennessee.

WITNESS Grantor(s) hand(s) this the 13th day of December, 2016.

Grantor
{Michael Hoover}

STATE OF Tennessee

COUNTY OF Davidson

On this 13TH day of DECEMBER, 20 16, before me personally appeared MICHAEL HOOVER, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

Carmen Coats
Notary Public

Printed Name: CARMEN COATS

Commission Expires: _____

CARMEN COATS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires January 9, 2018

**Grantor(s) Name, Address, phone:**
Michael Hoover
1307 Greenwood Avenue
Nashville, TN 37206
615-613-4890

**Grantee(s) Name, Address, phone:**
Michael Hoover and Heather Hoover
1307 Greenwood Avenue
Nashville, TN 37206
615-613-4890 and 615-418-1390

**SEND TAX STATEMENTS TO GRANTEE**

Map 83-01
Parcel 304.00

Maximum principal indebtedness for Tennessee recording tax purposes is _____.
(On amendments or modifications, enter ONLY the amount of INCREASE, if any.)

State of Tennessee
County of Davidson

I/we hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $ 0 , which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

Subscribed and sworn to before me

This 13TH day of DECEMBER, 2016.

Affiant

KELLY RAY
Type or Print Name

(Seal)

Carmen Coats
Notary Public

My commission expires:

CARMEN COATS
Type or Print Name

CARMEN COATS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires January 9, 2018