ADDRESS NEW OWNERS AND
SEND TAX BILLS:
VIRGINIA MCKENZIE and
SHANE J. NICHOLAS, SR.
1501 Elizabeth Rd.
Nashville TN 37218

This instrument prepared by:
TIMOTHY D. FERGUSON
Attorney at Law
365 West Main Street
Hendersonville, TN 37075

MAP PARCEL NUMBER:
69 - 15 - 36

QUITCLAIM DEED

This instrument is made and entered into this the 15 day of December, 2016, by and between **VIRGINIA MCKENZIE,** GRANTOR and **VIRGINIA MCKENZIE and SHANE J. NICHOLAS, SR. as tenants in common with rights of survivorship,** GRANTEES.

WITNESSETH:

THAT FOR AND IN CONSIDERATION of the sum of One ($1.00) Dollar cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, GRANTOR hereby conveys, transfers, remises, releases, relinquishes and quitclaims to GRANTEES, their heirs, successors and assigns all of GRANTOR'S right, title and interest in and to the following described real estate, to wit:

Land in Davidson County, Tennessee: being Lot No. 2, of the Estes Subdivision, as of record in Plat Book 5210, Page 390, Register's Office of Davidson County, Tennessee to which plat reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Virginia McKenzie by Quitclaim Deed from Henry Estes and wife, Berdie Estes, recorded on August 19, 1983 in Book 5784, Page 350, Register's Office of Davidson County, Tennessee.

Subject to all matters shown on the above referenced plat and to restrictions of record.

This is improved property known as 1501 Elizabeth Road, Nashville, Tennessee 37218.

TIMOTHY D. FERGUSON
ATTORNEY AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

BILL GARRETT, Davidson County
Trans:T20160111275 DEEDQC
Recvd: 12/19/16 11:18 2 pgs
Fees:12.00 Taxes:0.00
20161219-0132853

Executed on the date first above written.

Virginia M McKenzie
VIRGINIA MCKENZIE

STATE OF TENNESSEE

COUNTY OF SUMNER

Personally appeared before me, the undersigned Notary Public of said county and state, **VIRGINIA MCKENZIE**, the within named bargainor with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal at office this 15 day of December, 2016.

NOTARY PUBLIC

My Commission Expires: 6/26/17

SUMNER COUNTY, TENN TIMOTHY D. FERGUSON NOTARY PUBLIC AT LARGE

STATE OF TENNESSEE

COUNTY OF SUMNER

The actual consideration or value, whichever is greater, for this transfer is $NONE.

Virginia M McKenzie
AFFIANT

Subscribed and sworn to before me, this the 15 day of December, 2016.

NOTARY PUBLIC

My Commission Expires: 6/26/17

SUMNER COUNTY, TENN TIMOTHY D. FERGUSON NOTARY PUBLIC AT LARGE

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