# QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans:T20170000076 DEEDQC
Recvd: 01/03/17 09:15 2 pgs
Fees:12.00 Taxes:0.00

20170103-0000087

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28 DAY OF December, 2016.

Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

RYAN LUX
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 03-03-2020

**THIS INSTRUMENT WAS PREPARED BY**
**Rudy Title & Escrow, LLC**
**2012 21st Avenue South**
**Nashville, TN 37212**

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP / PARCEL NUMBER (S) |
|---|---|---|
| **Marianne Wilson** | **New Owner** | |
| (NAME) | (NAME) | |
| **5605 Louisiana Avenue** | | |
| (ADDRESS) | (ADDRESS) | **091-06-0-243.00** |
| **Nashville, TN 37209** | | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE (S) AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, I/WE **MARIANNE WILSON, MARRIED,** HEREINAFTER CALLED THE GRANTOR (S), HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO **MARIANNE WILSON, MARRIED**, HEREINAFTER CALLED THE GRANTEE (S), THEIR HEIRS AND ASSIGNS, ALL OF MY RIGHT TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

***THE PURPOSE OF THIS INSTRUMENT IS TO RE-ESTABLISH AN EXISTING UNDERLYING LOT LINE AND TO OBTAIN SEPARATE MAP & PARCEL NOS.***

**BEING LOTS NOS. 1510 AND 1512 ON THE PLAN OF BLOCK 23, PLAN NO. 2, WEST NASHVILLE, OF RECORD IN BOOK 57, PAGE 172, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION.**

**SAID LOT NOS. 1510 AND 1512 FRONT TOGETHER 50 FEET ON THE SOUTHERLY SIDE OF LOUISIANA AVENUE AND RUN BACK BETWEEN PARALLEL LINES 150 FEET TO AN ALLEY.**

**BEING THE SAME PROPERTY CONVEYED TO MARIANNE WILSON, UNMARRIED, BY WARRANTY DEED FROM GLENN CRAIG RAY, MARRIED, OF RECORD IN INSTRUMENT NUMBER 20100917-0074045, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.**

**SAID PROPERTY HAVING NEVER BEEN USED AS A MARITAL RESIDENCE.**

This is
**( ) unimproved**
**( X ) improved**

property known as **5605 Louisiana Avenue, Nashville, Tennessee 37209**
(House Number) (Street) (P.O. Address) (City or Town) (State) (Postal Zip)

Witness my/our hand (s) this the 28 day of Dec, **2016.**

Marianne Wilson
**Marianne Wilson**

STATE OF Tennessee )
COUNTY OF Davidson )

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Marianne Wilson**, 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 official seal, this the 28 day of Dec, 2016.

Katie Vincent
Notary Public

My Commission Expires: 7-6-2020

KATHERINE VINCENT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

**RETURN TO:**
**Rudy Title & Escrow**
**2012 21st Ave. South**
**Nashville, TN 37212**