BILL GARRETT, Davidson County
Trans:T20170007966 DEEDQC
Recvd: 01/27/17 10:20 2 pgs
Fees:12.00 Taxes:0.00
20170127-0008945

THIS INSTRUMENT PREPARED BY:

ATTORNEYS TITLE COMPANY, INC.
2927 Berry Hill Drive
Nashville, Tennessee 37204

(X-0221)
Box #14

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Martha Lou Guffey and Tammy Lou Lawrence 458 Rural Hill Road. Nashville, Tennessee 37217	Owner	14904004100

QUITCLAIM DEED

For and in consideration of the sum of One ($1.00) Dollar, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned **Martha Lou Guffey**, hereinafter called the Grantor, by these presents does transfer, convey and quitclaim unto **Martha Lou Guffey, as to a ninety-nine percent (99%) undivided interest, and Tammy Lou Lawrence, as to a one percent (1%) undivided interest, as Joint Tenants with Right of Survivorship**, hereinafter called the Grantees, their heirs and assigns, all of Grantor's interest in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING lot No. 182 on the Plan of Edge O Lake Estates, Section 2, of record in Book 3600, Page 72, Register's Office for Davidson County, Tennessee.

Said lot No. 182 fronts 80 feet along the southeasterly margin of Rural Hill Road, thence back between parallel lines measuring 145 feet each to a line in the rear measuring 80 feet.

BEING all of the same property conveyed to Martha Lou Guffey by Deed of record in Book 4227, Page 485, Register's Office for Davidson County, Tennessee.

This conveyance is subject to such restrictions, encumbrances and easements as may appear of record.

THIS INSTRUMENT HAS BEEN PREPARED UPON INFORMATION PROVIDED BY THE PARTIES AND THE PREPARER HAS NOT CONDUCTED ANY TITLE EXAMINATION INDEPENDENT FROM THE TITLE MATERIALS SUPPLIED BY THE PARTIES. THE PREPARER MAKES NO WARRANTIES OR REPRESENTATIONS REGARDING THE STATUS OF TITLE TO THE PROPERTY.

IN WITNESS WHEREOF, this instrument has been executed this 26 day of January, 2017.

Martha Lou Guffey
Martha Lou Guffey

STATE OF TENNESSEE]
COUNTY OF Davidson]

BEFORE me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Martha Lou Guffey, the within-named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand, at office this 26 day of January, 2017.

Notary Public
My Commission Expires:

HOUSTON W. HOWELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-03-2017

STATE OF TENNESSEE]
COUNTY OF Davidson]

The actual consideration for this transfer is $-0-.

Tammy Lou Lawrence
Affiant

Subscribed and sworn to before me this 26 day of January, 2017.

Notary Public
My Commission Expires:

HOUSTON W. HOWELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-03-2017