SEND TAX BILLS TO NEW OWNER:

LESTER MCCLAIN
1214 Concord Hunt Drive
Brentwood, TN 37027

THIS INSTRUMENT PREPARED BY:

Rochelle, McCulloch & Aulds, P.L.L.C.
Attorneys at Law
109 N Castle Heights Ave.
Lebanon, TN 37087

FILE NO: 17-0038

Map-Parcel 050-06-0-030.00

BILL GARRETT, Davidson County
Trans:T20170018706 DEEDQC
Recvd: 03/03/17 13:34 3 pgs
Fees:17.00 Taxes:0.00
20170303-0021402

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of ONE DOLLAR ($1.00) cash in hand paid, the receipt of which is hereby acknowledged, **JUSTIN MCCLAIN** has this day bargained and sold and do hereby quitclaim and convey unto **LESTER MCCLAIN**, his heirs and assigns, forever, all of his right, title, interest in and to the following tract or parcel of land, situated and lying in **DAVIDSON** County, Tennessee, bound and described as follows, to-wit:

> Land in Davidson County, Tennessee, being **Lot No. 61**, as shown on the map entitled Revised Section Three Village by the Creek, of record in Plat Book 5200, Page 785, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.
>
> Being the same property conveyed to **Lester McClain and Justin McClain**, by Warranty Deed from Viola K. Patterson, unmarried, dated December 21, 2015, and of record in Instrument Number 20160107-0001595, in the Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY which has the address of 3649 Village Trail, Nashville, TN 37207-2145.

This is NOT the principal residence of the Grantor.

THIS CONVEYANCE is made subject to taxes, restrictions, easements, rights-of-way, and roadways, zoning and other matters as may affect the premises.

WITNESS MY SIGNATURE hereto this 22 day of February, 2017.

Justin W. McClain

JUSTIN MCCLAIN

STATE OF NEW YORK

COUNTY OF New York

Personally appeared before me, the undersigned, a notary public in and for the state and county aforesaid, JUSTIN MCCLAIN, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 22nd day of February, 2017.

Alisa Jones

NOTARY PUBLIC

My commission expires: 8/1/17

ALISA JONES
Notary Public, State of New York
No. 01JO6131233
Qualified in New York County
Commission Expires in: 8/1/17

****

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

AFFIANT

Sworn to and subscribed to before me this 28th day of February, 2017.

NOTARY PUBLIC

My commission expires: 10/29/19

GREGORY S. GILL
STATE OF TENNESSEE
NOTARY PUBLIC
WILSON COUNTY