BILL GARRETT, Davidson County
Trans:T20170024821 DEEDQC
Recvd: 03/23/17 15:07 2 pgs
Fees:12.00 Taxes:0.00
20170323-0028687

THIS INSTRUMENT PREPARED BY
AND AFTER RECORDING RETURN TO:

Bell, McCann & McInteer, PLC
8110 Isabella Lane, Ste 200
Brentwood, TN 37027

Address New Owner(s) as follows:

Vernon Thomas Keesee, Jr.
1803 Hillside Avenue
Nashville, TN 37203

Send Tax Bill to:
Owner

Map-Parcel Numbers:
A portion of 082-04-0-073.00

State of Tennessee
County of Davidson

The Actual Consideration or Value, whichever is greater, for this transfer is $0.00.

Vernon Thomas Keesee Jr.
Affiant

Subscribed and sworn to before me, this the 23 day of March, 2017.

Notary Public

My Commission Expires:
May 8, 2017

THOMAS E. LARSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires May 8, 2017

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **VERNON THOMAS KEESEE, JR.** HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER, CONVEY AND QUITCLAIM UNTO **VERNON THOMAS KEESEE, JR.,** HEREINAFTER CALLED GRANTEE(S), HIS HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN **DAVIDSON COUNTY**, STATE OF **TENNESSEE**, MORE PARTICULARLY DESCRIBED IN THE ATTACHED EXHIBIT A. THIS CONVEYANCE IS FOR THE SOLE AND EXPRESS PURPOSE OF RE-ESTABLISHING LOT 304 AS IT APPEARS ON THE PLAN OF OAKWOOD PARK OF RECORD IN PLAT BOOK 421, PAGE 12, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY:

See attached "Exhibit A".

Said property is conveyed also subject to such other limitations, restrictions, and encumbrances as may affect the premises.

Said property is commonly referred to as 1101 N. 8th St., Nashville, TN 37207.

IN WITNESS WHEREOF, the undersigned has executed this instrument this

23rd day of March, 2017.

Vernon Thomas Keesee Jr.
Vernon Thomas Keesee, Jr.

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Vernon Thomas Keesee, Jr.**, the Grantor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 23rd day of March, 2017.

My commission expires: May 8, 2017 Notary Public

THOMAS D. LARSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires May 8, 2017

Exhibit A

Land in Davidson County, Tennessee, being Lot No. 304 on the Plan of Oakwood Park of record in Plat Book 421, Page 12, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 304 adjoins and fronts 31 feet on the Easterly side of North 8th Street, and runs back between parallel lines.

Being a portion of the same property conveyed to Vernon Thomas Keesee, Jr., by Warranty deed from Reginald Grady of record in Instrument No. 20170209-0013640 Register's Office for Davidson County, Tennessee, recorded on February 9, 2017. This Conveyance is for the sole and express purpose of re-establishing Lot No. 304 as it appears on the Plan of Oakwood Park of record in Plat Book 421, Page 12, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.