BILL GARRETT, Davidson County
Trans:T20170036161 DEEDQC
Recvd: 04/28/17 15:18 2 pgs
Fees:12.00 Taxes:0.00
20170428-0042114

THIS INSTRUMENT PREPARED BY:
Kevin D. Montgomery
Premier Escrow, LLC
4301 Hillsboro Road, Suite 300
Nashville, Tennessee 37215
(615) 269-6626

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.

Maria Hall
AFFIANT

Subscribed and sworn to before me, this 25 day of April, 2017.

Monique Kassels
Notary Public

My Commission Expires: 3-3-2020

MONIQUE KASSELS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

Address New Owners As Follows:
Maria E. Hall
637 Nocturne Drive
Nashville, TN 37207

Send Tax Bills To:
Same

Map-Parcel Number:
See Exhibit A

QUITCLAIM DEED

KNOW ALL PERSONS by these presents that, Thomas Linston Smith, III (one and the same as Thomas L. Smith and Thomas Linston Smith) ("Grantor"), for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and for good and valuable consideration, the receipt of which is hereby acknowledged, does hereby quitclaim and by these presents does transfer to Maria Estes Hall. ("Grantee"), all of his right, title and interest in and to certain tract or parcel of land in Davidson County, Tennessee, being more particularly described as follows:

SEE EXHIBIT A WHICH IS ATTACHED HERETO AND INCORPORATED HEREIN

The subject property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this _____ day of April, 2017.

GRANTOR:
Thomas Linston Smith, III

STATE OF TENNESSEE
COUNTY OF DAVIDSON
Personally, appeared before me, the undersigned notary public, of said county, Monique Kassels within named bargainor, with whom I am personally acquainted and acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal on this 25 day of April, 2017.

Monique Kassels
Notary Public

My Commission Expires: 3-3-2020

MONIQUE KASSELS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

EXHIBIT A

Tract I-

Formerly M & P 081-10-0-154.00

2513 Finland Street

Beginning at a point in the margin of Finland Street and Shadowen's northwest corner, being the northeast corner of the lands here in conveyed; thence in a southerly direction and with that Shadowen line 150 feet, more or less, to an alley; thence in a westerly direction and with the said alley 47 feet and 9 inches to a stake; thence in a northerly direction 150 feet, more or less to the south margin of Finland Street; thence in an easterly direction and with the margin of said Finland Street, 42 feet and 6 inches, to the point of beginning.

Said lands are part of a re-subdivision of Lots 82 and 83 on the Map of Cobbs Subdivision of Lot No. 6 of the Harding Bosley Tract of record in Book 161, page 155, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said property.

Being the same property conveyed to Thomas Linston Smith by deed from Joy R. Karr of record in Book 8574, Page 273, Register's Office for Davidson County, Tennessee.

Tract II-

Formerly M & P 081-10-0-155.00

2511 Finland Street

Being Lot No. 84 on the Map of Cobb's Subdivision of Lot No. 6 of the Harding Bosley Tract of record in Book 161, page 155, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said property.

Being the same property conveyed to Thomas Linston Smith by deed from Joy R. Karr of record in Book 8207, Page 629, Register's Office for Davidson County, Tennessee.

Tract III-

Formerly M & P 081-10-0-156.00

2309 Finland Street

Being Lot No. 85 on the Map of Cobb's Subdivision of Lot No. 6 of the Harding Bosley Tract of record in Book 161, page 155, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said property.

Being the same property conveyed to Thomas L. Smith, unmarried by deed from Warren E. Dean, III and wife, Lucille E. Dean of record in Book 9386, Page 803, Register's Office for Davidson County, Tennessee.