QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $18,250.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16 DAY OF May, 2017

Notary Public

MY COMMISSION EXPIRES: 10-7-19
(AFFIX SEAL)

ALISON RODGERS NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

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)
John Paddison and Teresa George	**Same**	
(NAME)	(NAME)	**081-15-0-265.00**
4117 Hillsboro Pike, Ste. 103-118		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215		
(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 GRANTEES AND FOR OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, WE, **DAVID W. MANNING, JR., UNMARRIED, AND JOHN PADDISON AND WIFE, TERESA GEORGE**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO, **JOHN PADDISON AND WIFE, TERESA GEORGE** HEREINAFTER CALLED THE GRANTEES, 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:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING THE EASTERLY ONE-HALF OF LOT NO. 262 ON THE PLAN OF MCGAVOCK, WETMORE AND OTHERS' SECOND ADDITION, CALLED THE ADDITION OF THE TOWN OF MCGAVOCK, OF RECORD IN BOOK 21, PAGE 41, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO DAVID W. MANNING JR., UNMARRIED, AND JOHN PADDISON AND WIFE, TERESA GEORGE, BY WARRANTY DEED FROM ENRIQUE ROMERO, OF RECORD IN INSTRUMENT NUMBER 20150826-0086140, REGISTER'S OFFICE FOR DAVIDSON COUNTY TENNESSEE DATED AUGUST 24, 2015.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

*****This instrument has been prepared by information provided by the parties*****
*****No title search was conducted and no representations regarding title have been made by the Drafter*****

BILL GARRETT, Davidson County
Trans:T20170043269 DEEDQC
Recvd: 05/22/17 11:20 3 pgs
Fees:18.00 Taxes:67.53
20170522-0050503

This is
(X) unimproved
( ) improved

property known as **1517 14th Avenue North, Nashville, TN 37208**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness our hands this the 16 day of May, 2017.

David W. Manning, Jr.

John Paddison

Teresa George

STATE OF TN)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **David W. Manning, Jr.**, the within named bargainor, 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 the 16 day of May, 2017.

Notary Public

ALISON RODGERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: 10-7-19

STATE OF TN)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **John Paddison**, the within named bargainor, 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 the 17 day of May, 2017.

Notary Public

ALISON RODGERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: 10-7-19

STATE OF TN)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Teresa George**, 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 17 day of May, 2017.

Notary Public

My Commission Expires: 10-7-19

ALISON RODGERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

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