Bill Garrett Davidson County
Batch# 5753 DEEDQC
09/28/2017 03:29:35 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20170928-0099557

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

The actual consideration for this transfer is $0.

Hattie Law McKay
Affiant

This Instrument Was Prepared By:

SMITH & HIRSCH, PLC
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Nashville, Tennessee 37207
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SWORN to and subscribed before me this 26 day of September, 2017.

Ronald A. Hirsch
Notary Public

RONALD A. HIRSCH, SR. NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires MAY 6, 2019

My commission expires: _____

New Owner's Name and Address/ Send Tax Bill To:

Michelle McKay Manning
10 Highbush Terrace
North Kingstown, Rhode Island 02852

Map & Parcel Numbers:

59-16, 164

Field Book #13DA-23530

QUITCLAIM DEED

THIS QUITCLAIM DEED made and entered into the 26 day of September, 2017.

WITNESSETH:

That for and in consideration of love and affection (and no monetary consideration) and good and other valuable consideration, paid by **MICHELLE McKAY MANNING (GRANTEE")** to **HATTIE LAW McKAY ("GRANTOR")**, receipt of which is hereby acknowledged, GRANTOR hereby grants, bargains, sells, conveys, remises, releases and forever quitclaims to the GRANTEE, all right, title, interest, claim or demand of GRANTOR in and to the following described property, to-wit:

Land in Davidson County, Tennessee, described as follows:

Being Lot No. 35 on the plan of Hickory Heights, not of record described according to a survey made by Z. J. Wilkinson, Surveyor, May 22, 1948, as follows:

Beginning on the easterly margin of Avalon Drive at the common corner of Lots Nos. 34 and 35, said beginning point also being 622 feet South of the North line of said Subdivision; thence with the line between Lot Nos. 34 and 35 eastwardly 150 feet; thence southwardly 50 feet to the corner of Lot Numbers 35 and 36; thence with the line between said lots, eastwardly 150 feet to the easterly margin of Avalon Drive; thence with said drive northwardly 50 feet to the point of beginning.

Being the same property conveyed to Kenneth M. McKay and wife, Hattie Law McKay, by quitclaim deed from Julian W. Blackshear, Jr., Trustee, recorded as Instrument No. 20051019-0126307, in the Register's Office for Davidson County, Tennessee; the said Kenneth M. McKay having since died, leaving Hattie Law McKay as surviving spouse and the sole owner of subject property.

This is improved property known as 33 Avalon Drive, Nashville, Tennessee 37208.

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

The GRANTOR conveys the premises herein granted unto the GRANTEE, her heirs or successors and assigns of said GRANTEE forever.

IN WITNESS WHEREOF, the GRANTOR has hereunto set his signature this day and date first above written.

Dated this 26 day of September, 2017.

Hattie Law McKay
HATTIE LAW McKAY

STATE OF TENNESSEE]

COUNTY OF DAVIDSON]

Personally appeared before me, Renard A. Hirsch, Sr. a Notary Public in and for said County and State, HATTIE LAW McKAY, with whom I am personally acquainted, who executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Davidson County, Tennessee this 26 day of September, 2017.

RENARD A. HIRSCH, SR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires MAY 8, 2019

Renard A. Hirsch Sr.
NOTARY PUBLIC

My Commission Expires: ____/____/____
