Bill Garrett Davidson County
Batch# 5753 DEEDQC
09/28/2017 03:29:35 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20170928-0099558

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

The actual consideration for this transfer is $0.

Hattie L. McKay
Affiant

This Instrument Was Prepared By:

SMITH & HIRSCH, PLC
3250 Dickerson Pike, Suite 121
Nashville, Tennessee 37207
615.242.5003 | Fax 615.244.5031
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SWORN to and subscribed before me on this 26 day of September, 2017.

Notary Public

RICHARD A. HIRSCH
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAY 6, 2018

My commission expires: _____

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

Michelle McKay Manning
10 Highbush Terrace
Kingstown, Rhode Island 02852

Map & Parcel Numbers:

59-10-40

Field Book #13DA-32875

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 L. 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. 27 on the Plan of Royal Garden Estates, Section 1, as of record in Book 3700, page 29, Register's Office for said County.

Said Lot No. 27 fronts 107 feet on the southeasterly margin of Dunbar Drive and extends back 145 feet on the northeasterly line and 160 feet on the southwesterly line to a dead line, measuring 107.85 feet thereon.

Being the same property conveyed to Kenneth M. McKay and wife, Hattie L. McKay, by deed from Charles D. Proctor and wife, Ella P. Proctor, of record in Book 7308, page 503, Register's Office for Davidson County, Tennessee; the said Kenneth M. McKay having since died, leaving Hattie L. McKay as surviving spouse and the sole owner of subject property.

This is improved property known as 3834 Dunbar Drive, Nashville, Tennessee 37207.

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 L McKay
HATTIE L. McKAY

STATE OF TENNESSEE]

COUNTY OF DAVIDSON]

Personally appeared before me, Hattie L. McKay, a Notary Public in and for said County and State, HATTIE L. 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.



Richard A. Hirsch Sr.
NOTARY PUBLIC

My Commission Expires: ____/____/____
