Prepared by and return to:
WISEMAN BRAY PLLC
8001 Centerview Parkway, Ste. 103
Memphis, Tennessee 38018
(901) 372-5003

Map & Parcel: 084 04 0 029.00

Bill Garrett Davidson County
Batch# 16816 DEEDQC
10/23/2017 12:58:32 PM 2 pgs
Fees: $13.00 Taxes: $425.04
20171023-0108377

QUIT CLAIM DEED

Property Address & New Owner :
WILLIAM ROCK ELGIN
2504 Midvale Drive
Nashville, TN 37214

Mail Tax Statement to:
William Rock Elgin
2502 Midvale Drive
Nashville, TN 37214

The GRANTOR, **TAMMIE DARLENE SHADDOX**, for and in consideration of One Hundred Fourteen Thousand, Eight Hundred Seventy-Five and No/100 Dollars ($114,875.00), cash in hand paid, together with other good, valuable, and satisfactory consideration, the receipt of all of which is hereby acknowledged, does hereby convey and quit claim her undivided fifty percent (50%) interest in the below-described property to:

WILLIAM ROCK ELGIN and ELIZABETH MARIE ELGIN, as tenants by the entirety

Said real estate is located in Davidson County, Tennessee, and is more particularly described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 40, Section II, McGavock Heights Subdivision, as of record in Book 2330, page 101, Register's Office for said County.

Said Lot No. 40 fronts 99.7 feet on the northerly side of Midvale Drive, and runs back 170.2 feet on the westerly line and 169.1 feet on the easterly line to a dead line in the rear on which it measures 75.3 feet.

Being the same property conveyed to WILLIAM ROCK ELGIN and TAMMIE DARLENE SHADDOX by Affidavits of Heirship as the surviving heirs of DENNIS H. ELGIN following the death of DENNIS H. ELGIN on July 17, 2015. Said Affidavits of Heirship are recorded at Instrument Nos. 20170906-0091424 and 20170906-0091425 in the Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictions, easements and setback lines of record.

No abstract or survey was furnished for preparation of this instrument.

The preparer of this deed makes no representation as to the status of title to the property described hereto. This deed has been prepared solely from information furnished to the preparer, who makes no representation whatsoever other than it has been accurately transcribed from the information provided.

IN TESTIMONY WHEREOF, this instrument has been executed this 29 day of September, 2017, by the undersigned.

Tammie Darlene Shaddox
TAMMIE DARLENE SHADDOX

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, a Notary Public in and for said state and county, duly commissioned and qualified, personally appeared **TAMMIE DARLENE SHADDOX** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same as a free act and deed.

WITNESS my hand and Notarial Seal at office this 29 day of September, 2017.

Taylor Guthans
NOTARY PUBLIC

My Commission Expires: January 4, 2021

TAYLOR GUTHANS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires Jan. 4, 2021

STATE OF TENNESSEE

COUNTY OF SHELBY

I hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration for this transfer is One Hundred Fourteen Thousand, Eight Hundred Seventy-Five and No/100 Dollars ($114,875.00).

William Rock Elgin
AFFIANT

Subscribed and sworn to before me this 29 day of September, 2017.

Taylor Guthans
NOTARY PUBLIC

My Commission Expires: January 4, 2021

TAYLOR GUTHANS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires Jan. 4, 2021