Prepared by:
Bankers Title & Escrow Corp.
5107 Maryland Way, Ste. 115
Brentwood, TN 37027

Bill Garrett Davidson County
Batch# 29398 DEEDQC
11/22/2017 02:16:43 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20171122-0120171

QUITCLAIM DEED

ADDRESS NEW OWNERS:
Molly R. Thibodeau,
Jean A. Thibodeau &
David M. Thibodeau
724 Powers Avenue
Nashville, TN 37206

SEND TAX BILLS TO:
New Owners

MAP & PARCEL NO:

083.07-0-148.00

For and in consideration of love and affection, **John J. Carpenter** (hereinafter called the GRANTOR), does hereby quitclaim and convey unto **Molly R. Thibodeau fka Molly T. Carpenter** (hereinafter called the GRANTEE), all of his rights, title and interest in and to a certain tract or parcel of land situated in the County of Davidson, State of Tennessee, being more particularly described as follows:

BEING Lot No. 2 of Block "B" on the Map of Tillman Subdivision, Part One, of record in Plat Book 1130, page 29, Register's Office for Davidson County, Tennessee.

Said Lot front 60.00 feet on the easterly side of Powers Avenue and runs back between parallel lines 200.00 feet to a dead line.

Being the same property conveyed to Jean A. Thibodeau, David M. Thibodeau, Molly T. Carpenter and John T. Carpenter by Warranty Deed from Kevin B. Carson and brother, Paul E. Carson, of record in Instrument No. 20161020-0110916, Register's Office for Davidson County, Tennessee.

This conveyance is made pursuant to the Final Decree of Divorce, Case No. 17D916, in the 4th Circuit Court for Davidson County, Tennessee. Molly R. Thibodeau and Molly T. Carpenter are one and the same person.

This is improved property known as **724 Powers Avenue, Nashville, TN 37206.**

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

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the GRANTOR has hereunder set his/her/our hand(s) this 17th day of November, 2017.

GRANTOR:

John J. Carpenter

STATE OF Tennessee
COUNTY OF Wilson

Personally appeared before me, the undersigned, a Notary Public of said county and state, **John J. Carpenter** with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 17 day of November, 2017

NOTARY PUBLIC

BRANDY HELLEMN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

My Commission Expires: December 22, 2019

STATE OF Tennessee
COUNTY OF Wilson

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this 17 day of November, 2017.

NOTARY PUBLIC

BRANDY HELLEMN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

My Commission Expires: My Commission Expires December 22, 2019