Bill Garrett Davidson County
Batch# 30934 DEEDQC
11/29/2017 11:57:57 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20171129-0121716

This instrument was prepared by:

Beck and Beck, PLLC
Attorneys at Law
4205 Gallatin Road
Nashville, TN 37216

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 10.00.

David M. Taft
AFFIANT

Subscribed and sworn to before me this 6th day of November, 2017.

Melinda A. Rook
NOTARY PUBLIC

My Comm Expires: 05-06-2019

Address New Owner as follows:	**Send Tax Bills to:**	**Map-Parcel Nos:**
David M. and Lynn Taft **205 Blue Hills Dr.** **Nashville, TN 37214**	**Same**	**095 03 0 067.00**

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that **DAVID M. TAFT** for and in consideration of the sum of **Ten** and No/100 Dollars (**$10.00**), cash in hand paid, the receipt of which is hereby acknowledged, have bargained and sold, and does hereby [convey,] remise, release and forever quitclaim unto, **David M. Taft and wife, Lynn Taft**, his/her heirs and assigns, all of my right, title and interest in and to a certain tract [parcel] of land in Davidson County, Tennessee, which is described as follows:

> Land in Davidson County, Tennessee, being Lot No. 134 on the plan of Merry Oaks Subdivision, as of record in Book 1835, Pages67 and 68, Register's Office for said County.
>
> Said Lot No. 134 fronts 80 feet on the southerly side of Sweetwood Road and runs back 231 feet on the westerly line and 224 feet on the easterly line to a dead line, measuring 75.2 feet.
>
> Being the same property conveyed to ALOISE H. TAFT by deed from KENNETH

E. SMITH and wife, MARY FAYE SMITH of record in Book 4522, page 20, Register's Office for Davidson County, Tennessee; the said ALOISE H. TAFT having since died.

Being the same property conveyed to NORMAN TAFT and wife, CLARA TAFT, by deed from JAMES C. TAFT, NORMAN H. TAFT, JAMES W. TAFT and SHERYL DIANNE TAFT the sole surviving heirs-at-law of ALOISE H. TAFT, of record in Book 8093, page 412, Register's Office for Davidson County, Tennessee.

NORMAN TAFT having since died on or about 10/01/2005, leaving CLARA TAFT as surviving tenant by the entirety. CLARA TAFT having since died on or about 03/22/17.

Being the same property conveyed to David M. Taft, heir, by Deed from David M. Taft, Executor of record as instrument #20171108-0114842, Register's Office for Davidson County, Tennessee.

This is improved property known as 2307 Sweetwood Road, Nashville, Tennessee 37214.

This conveyance is made pursuant to the provisions of Section 66-1-109, Tenn. Code Ann., and for the express purpose of creating an estate [tenancy] by the entireties in and to the entire interest of the above-described property in the said **DAVID M. TAFT, HUSBAND AND WIFE, LYNN TAFT.**

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

The preparer of this deed makes no representation as to the title of property described or as to the accuracy of its description herein conveyed as it was prepared without benefit of title search or survey; but strictly by documents provided by the parties involved.

WITNESS our hands this 6th day of November, 2017.

David M. Taft

DAVID M. TAFT, Grantor

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, in and for said County and State, **DAVID M. TAFT,** the within named bargainor's, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this the 14th day of November, 2017.

MELINDA G. ROOKER NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY MY COMMISSION EXPIRES MAY 6, 2019

Melinda A. Rooker

NOTARY PUBLIC

My Commission Expires: 05-06-2019