Bill Garrett Davidson County
Batch# 50586 DEEDQC
01/23/2018 03:10:01 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20180123-0007055

THIS INSTRUMENT PREPARED BY:

Wagon Wheel Title & Escrow, LLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

This deed is prepared with information provided by the client/owner and without the benefit of a title search and/or examination conducted by Wagon Wheel Title & Escrow, LLC.

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
S.Neil Crocker Mary Jayne Crocker Samuel Turner Barns Allison Marie Barns 318 S 11th St Nashville, TN 37206	Mortgage Investors Group 8320 East Walker Springs Lane STE 200 Knoxville, TN 37923	08313008400

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **S. Neil Crocker and Mary Jayne Crocker, husband and wife,** by these presents does hereby quitclaim and convey unto **S. Neil Crocker and Mary Jayne Crocker, husband and wife, as to a 50% undivided interest, Samuel Turner Barns and Allison Marie Barns, husband and wife, as to a 50% undivided interest, all as tenants in common with right of survivorship,** their heirs, successors and assigns, their right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot 12 on the Map of Hanner's Subdivision of East Nashville as of record in Book 2, page 43, Chancery court at Nashville, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to S. Neil Crocker and Mary Jayne Crocker, husband and wife by Warranty Deed from Sarah Helen Parker, unmarried, dated December 21, 2012 of record in Instrument No. 20121231-0120630, Register's Office of Davidson County, Tennessee.

This improved property is also known as 318 South 11th Street Nashville, TN 37216.

STATE OF ~~Minnesota~~ Tennessee
COUNTY OF ~~Hennepin~~ Davidson

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the
~~19th~~ 23 day of January 2018.

Carmen Coats
Affiant

My commission expires: 5/3/21
(Affix Seal)

Notary Public

DREW T. BANDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 3, 2021

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 19th day of January, 2018.

S. Neil Crocker

Mary Jayne Crocker

STATE OF Minnesota
COUNTY OF Hennepin

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named S. Neil Crocker and Mary Jayne Crocker, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 19th day of January, 2018.

Notary Public

My Commission Expires: 1-31-18

CHARLENE L ROUFS
NOTARY PUBLIC
MINNESOTA
My Commission Expires Jan. 31, 2018