Bill Garrett Davidson County
Batch# 63622 DEEDQC
02/28/2018 02:53:37 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20180228-0018933

THIS INSTRUMENT PREPARED BY:

Lockeland Law Group, PLC
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 Lockeland Law Group, PLC.

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Sean Patrick McGraw Deborah Ann McGraw 1133 Shelton Ave Nashville, TN 37216	New Owner	07203029300

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, **Sean Patrick McGraw, married,** by these presents does hereby quitclaim and convey unto **Sean Patrick McGraw and Deborah Ann McGraw,** their heirs, successors and assigns, his right, title and interest in and to the following described tract of land:

Being the westerly 55 feet of Lot No. 79 on the Map of Inglewood Place, as of record in Book 332, Page 101 of the Register's Office for Davidson County, Tennessee. Said part of said Lot No. 79 fronts 55 feet on the northerly side of Shelton Avenue and runs back between parallel lines 180 feet, more or less, to a line.

Being the same property conveyed to Sean Patrick McGraw and wife, Renee C. McGraw by Warranty Deed from Mary Alice McCord, a widow, in Book 10002, Page 101 of the Register's Office for Davidson County, Tennessee, dated March 29, 1996 and recorded on April 3, 1996.

Being the same property conveyed to Sean Patrick McGraw by Quitclaim Deed from Renee Christine Anzalone FKA Renee C. McGraw of record in Instrument No. 20141212-0113957 Register's Office for Davidson County, Tennessee, dated April 5, 2011 and recorded on December 12, 2014.

Being also known as 1133 Shelton Ave, Nashville, TN 37216.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the 28 day of February 2018.

Affiant

My commission expires:
(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 28 day of February, 2018.

Sean Patrick McGraw

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and seal this the 28 day of February 2018.

Notary Public

My Commission Expires:

