Bill Garrett Davidson County
Batch# 79411 DEEDQC
04/10/2018 02:40:52 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20180410-0033833

PREPARED BY (AND RETURN TO):
WILKINS & IVEY
Attorneys-at-Law
Woodmont Centre, Suite 100
104 Woodmont Boulevard
Nashville, Tennessee 37205
Ph. (615) 298-3312 - Fax. 292-8746
E-mail: *main@wilkinsandivey.com*
W & I Ref: (cwi)
From information furnished by the parties without benefit of title examination
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Michael Trupin 3704 Woodmont Blvd. Nashville, TN 37215	Michael Trupin 3704 Woodmont Blvd. Nashville, TN 37215

TAX MAP-PARCEL NUMBERS: 116-8-156, 116-8-157, 116-8-158

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantees, and in order to vest full ownership in Grantee, the undersigned **Kathryn Mears Trupin and Joel S. Trupin**, hereinafter called the **Grantor**, have bargained and sold, and by these presents do hereby transfer, quitclaim and convey unto **Michael Trupin,** hereinafter called the **Grantee**, Grantee's heirs and assigns, all Grantor's right, title and interest, if any, in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lots 7, 8, and 51 on the plan of D. T. Crockett's Woodmont Park Subdivision, as of record in Book 547, page 148, Register's Office for said County.

Said Lot No. 7 fronts 100 feet on the northerly side of Woodmont Boulevard and runs back between parallel lines 250 feet to the southerly line of Lot No. 51.

Said Lot No. 8 fronts 100 feet on the northerly side of Woodmont Avenue and runs back between parallel lines along the westerly margin of Cantrell Avenue a distance of 250 feet to the southerly line of Lot No. 51 on said Plan.

Said Lot No. 51 fronts 100 feet on the westerly side of Cantrell Avenue and runs back between parallel lines 200 feet to a dead line.

Being the same properties conveyed to Kathryn Mears Trupin and Joel S. Trupin as tenants-in-common, with a conditional interest also conveyed to Michael Trupin, by Quitclaim Deed from Joel S. Trupin et ux, Kathryn Mears Trupin, dated January 4, 2013 and recorded January 22, 2013, of record as Inst. No. 20130122-0007094, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the prior conveyance.
This is improved property known as: 3704 Woodmont Blvd., Nashville, TN 37215 and two unimproved parcels.

WITNESS THE EXECUTION HEREOF on March 30, 2018.

Kathryn Mears Trupin
Kathryn Mears Trupin

Joel S. Trupin
Joel S. Trupin

State of Vermont
County of Washington

On March 30, 2018, before me the undersigned authority, personally appeared **Kathryn Mears Trupin** to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 2-10-19

State of Vermont
County of Washington

On March 30, 2018, before me the undersigned authority, personally appeared **Joel S. Trupin,** to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 2-10-19

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned Affiant hereby declares under oath that the actual consideration for this transfer is: $ -0-

Affiant

Sworn and subscribed before me on March 30, 2018.

Notary Public

My Commission Expires: 2-10-19