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| **THIS INSTRUMENT PREPARED BY:**<br>**Chapman & Rosenthal Title, Inc.**<br>**2002 Richard Jones Road, Suite 203A**<br>**Nashville, Tennessee 37215**<br>**File # 14040691** | STATE OF TENNESSEE )<br>COUNTY OF DAVIDSON )<br><br>The actual consideration for this transfer is: $-0-.<br>Affiant<br>Subscribed and sworn to before me, this 16th day of April 2018.<br>Notary Public<br>My Commission Expires: |

VIRGINIA ANDERSON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY MY COMMISSION EXPIRES NOVEMBER 8, 2021

## QUITCLAIM DEED

| | | |
|---|---|---|
| Address New Owner:<br>James C. Scott III and Mary Anne Cates Scott<br>107 Page Rd<br>Nashville, TN 37205 | Send Tax Bills To:<br>New Owner | Tax Information:<br>13001010400 |

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **James C. Scott III, unmarried,** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey unto **James C. Scott III and Mary Anne Cates Scott, husband and wife,** their heirs and assigns all of their rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, Lot 3, BLOCK J ON THE 2ND REVISED PLAN OF HIGHLANDS OF BELLE MEADE NO. 2, BLOCKS I, J & L, as shown on plat of record in Plat Book 1130, Page 71, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to James C. Scott III, unmarried, by Warranty Deed from Duke J. Rose III and Laura H. Rose, recorded on the 3rd day of June, 2014 in Instrument No. 20140603-0047600, in the Register's Office of Davidson County, Tennessee.

This is improved property known as 107 Page Rd Nashville, TN 37205

Grantor covenants that they are lawfully seized and possess said real property in fee simple, have a good right to convey it, and that the same is unencumbered, except for 2018 taxes that are not yet due and payable, as well as any restrictions, conditions and easements of record.



Bill Garrett Davidson County
Batch# 82847 DEEDQC
04/19/2018 12:02:40 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20180419-0037013

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, Grantor has executed this instrument on this 12 day of APRIL 2018.

James C. Scott III

STATE OF Tenn )
COUNTY OF Davidson

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named James C. Scott III, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 12 day of April 2018 ~~2017~~.

Anita Greene
Notary Public

My Commission Expires: May 8, 2018

ANITA GREENE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY