Prepared By:
Charles McTorry
600 Monte Carlo Dr
Antioch, Tennessee 37013

Bill Garrett Davidson County
Batch# 83303 **DEEDQC**
04/20/2018 11:54:49 AM 3 pgs
Fees: $18.00 Taxes: $185.00

20180420-0037433

After Recording Return To:
Charles McTorry
600 Monte Carlo Dr
Antioch, Tennessee 37013

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUITCLAIM DEED

On April 19, 2018 THE GRANTOR(S),

- Josh Hellmer, a married person,

for and in consideration of: $50,000.00 and/or other good and valuable consideration conveys, releases and quitclaims to the GRANTEE(S):

- Charles McTorry, a married person, residing at 600 Monte Carlo Dr, Antioch, Davidson County, Tennessee 37013

the following described real estate, situated in Nashville, in the County of Davidson, State of Tennessee:

Legal Description:

Land in Davidson County, Tennessee, being part of Lot No. 5 in the Partition of the Estate of Phillip Mallory, deceased, as per plan of record in Book F, Page 324, County Court of Davidson County, Tennessee, and being more particularly described as follows; Beginning in the southern margin of Mallory Street at the intersection with the eastern margin of an alley, between South Market and South College Streets; thence easterly with Mallory Street 47 feet to a point, and thence southerly 50 1/2 feet to a point, thence westerly 40 feet and 6 inches to an alley; thence with said alley 60 feet to the beginning, on Mallory Street. The lot herein conveyed being off of the rear of Lot No. 5, which fronts on Market Street or Second Avenue South. For title see Book 296, page 12, of the Register's Office for said County. Source of title: 20170119-0005794

Grantor does hereby convey, release and quitclaim all of the Grantor's rights, title, and interest in and to the above described property and premises to the Grantee(s), and to the Grantee(s) heirs and assigns forever, so that neither Grantor(s) nor Grantor's heirs, legal representatives or assigns shall have, claim or demand any right or title to the property, premises, or appurtenances, or any part thereof.

Tax Parcel Number: 10503009000

New owner and
Mail Tax Statements To:
Charles McTorry
600 Monte Carlo Dr
Antioch, Tennessee 37013

[SIGNATURE PAGE FOLLOWS]

Grantor Signatures:

DATED: 4/19/18

RICK WARNER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Josh Hellmer
1071 2nd Ave South
Nashville, Tennessee, 37210

STATE OF TENNESSEE, COUNTY OF DAVIDSON, ss:

On this 19 day of April, 2018, before me personally appeared Josh Hellmer, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed same as their free act and deed.

Notary Public

VP
Title (and Rank)

My commission expires 5/5/2020

I, Affiant, hereby swear or affirm that to the best of my knowledge, information, and belief, the actual consideration for this transfer is $50,000.00.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 50,000
, **Affiant**
Subscribed and sworn before me this the
20 **Day of** April, 20 18
Aisla Bass, **Deputy Register**

Affiant
Affiant's Name: Lisa McTorry

TOTAL PURCHASE PRICE OF $95,000.00. $45,000 PAID TO ANDREW PICKENTON AND DEED RECORDED ON 4/18/18, INSTRUMENT NUMBER 20180418-0036427. $50,000 PAID TO JOSH HELLMER ON 4/20/18.