THIS INSTRUMENT PREPARED BY:

LAW OFFICE OF DAVID A. CHILDRESS, P.C.
102 Woodmont Blvd., Suite 200
Nashville, TN 37205
615.386.9235

Bill Garrett Davidson County
Batch# 90107 DEEDQC
05/08/2018 11:40:15 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20180508-0044006

THIS CONVEYANCE IS EXEMPT FROM THE TRANSFER TAX UNDER T.C.A. SECTION 67-4-409(a)(3)(F)

Address New Owner	Send Tax Bills To:	Map-Parcel Numbers
Gary R. Dowdy, Trustee 6405 Cloverbrook Drive Brentwood, Tennessee 37027	New Owner	171 07 0 025.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of no monetary consideration, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, GARY R. DOWDY, unmarried, by these presents does hereby remise, release and quitclaim unto GARY R. DOWDY, as trustee of the Gary R. Dowdy Revocable Trust dated April 11, 2018, his successors and assigns, with full power to sell, transfer and convey without the joinder of any beneficiary, all of his right, title and interest, in and to a certain tract or parcel of land, together with all improvements located thereon, situated in Davidson County, Tennessee, more particularly described as follows:

Land lying and being in the 32nd Councilmanic District of Davidson County, Tennessee and being Lot No. 22 on the Plan of Cloverland Acres, Section 2, as of record in Book 4460, Page 114, Register's Office for Davidson County, Tennessee.

Beginning at a point in the westerly margin of Cloverbrook Drive at the common corner of Lots No.s 22 and 23, thence with the line between said two lots westerly 336.27 feet to a point, thence northeasterly 176.44 feet to a point; thence easterly 191.95 feet to the westerly margin of Cloverbrook Drive; thence with the westerly margin of said Drive southerly 220.0 feet to the point of beginning.

Being the same property conveyed to GARY R. DOWDY and wife LINDA P. DOWDY by warranty deed from JAMES R. STARKEY and wife POLLY B. STARKEY dated June 2, 1976, of record in Book 5031, Page 420, Register's Office for Davidson County, Tennessee. LINDA P.

DOWDY having died on or about November 28, 2017 and title vested solely in GARY R. DOWDY as the surviving tenant by the entirety.

This legal description is the same as used in the last deed of record.

This is improved property known as 6405 Cloverbrook Drive, Brentwood, Tennessee 37027.

This instrument and the interest hereby released and quitclaimed is subject to the same limitations, restrictions and encumbrances as may affect the premises.

This description is prepared from information furnished to the preparer without the benefit of a title examination; and no representation as to the accuracy thereof is made, intended or to be implied. The preparer of this instrument makes no representation as to the status of the title of the property described and quitclaimed herein.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS my hand this 11th day of April 2018.

Gary R. Dowdy
GARY R. DOWDY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

WITNESS my hand and official seal at Nashville, Tennessee, this 11th day of April 2018.

Shannon D. Walker
Notary Public

My Commission Expires: March 8, 2021

