THIS INSTRUMENT PREPARED BY:

Richard K. Smith
PARKER, LAWRENCE, CANTRELL & SMITH
201 4th Avenue North, Suite 1700
Nashville, TN 37219
(615) 255-7500

Bill Garrett Davidson County
Batch# 98631 DEEDQC
05/31/2018 02:26:35 PM 3 pgs
Fees: $17.00 Taxes: $0.00

20180531-0051983

SARAH SHAFFER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 3, 2020

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
The actual consideration or value, whichever is greater, for this transfer is $ 0.

William Gary Forkum
AFFIANT
Subscribed and sworn to before me May 30, 2018.

Notary Public
My Commission Expires: Nov. 3, 2020

Address New Owners As Follows:	**Send Tax Bills To:**	**Map-Parcel Numbers**
William Gary Forkum and Melissa Forkum 2701 12th Avenue South Nashville, TN 37204	-SAME-	118 01 0 043.00

QUITCLAIM DEED

KNOW ALL PERSONS by these presents that Forkum Properties, LLC, hereinafter called the Grantor, for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby release, remise and quitclaim unto William Gary Forkum and wife, Melissa R. Forkum, hereinafter called the Grantees, all of Grantor's right, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Tract I:

Being part of Lot No. 21 on the Map of E. T. Noel's Subdivision, as of record in Book 57, page 128, Register's Office for Davidson County, Tennessee.

Beginning at a point on the westerly margin of 12th Ave. S. or Granny White Pike, as now widened and located 87' 8½" north of the north margin of Dallas Ave., as now widened and ~~located, beginning at the north wall of a brick building thence along the said brick building~~ and the line of the same, if extended, westerly 171' 4½" to a point on the east margin of an alley; being 92' north of the north margin of Dallas Ave. as now located, said point also being 4' 7" north of an old iron pipe opposite an old post; thence with the margin of said alley northerly 40'

5" to a stake; thence easterly 171' 4" to the west margin of Granny White Pike or 12th Ave. South; said point being at the end of a concrete coping wall; thence with the margin of said pike, southerly 50' 5¾" to the point of beginning.

Tract II:

Being the north part of Lot No. 21 on the Map of Dr. E. T. Noel's Subdivision, of record in Book 57, page 128, Register's Office for Davidson County, Tennessee.

Said part of said Lot No. 21 fronts 60'/2' on the westerly side of 12th Ave. South or Granny White Pike, as now widened, and runs back between lines 160' more or less to a 20' alley in the rear on which it measures 50'.

Being the same property conveyed by Quitclaim Deed of record as Instrument Number 20150605-0053206, in the Register's Office for Davidson County, Tennessee.

This is improved property known as 2701 12th Avenue South, Nashville, TN 37204.

Said property is quitclaimed subject to such other limitations, restrictions and encumbrances as may affect the property.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest belonging to said Grantor.

WITNESS my hand this 31 day of May, 2018.

GRANTOR:

Forkum Properties, LLC

By: _____
Gary Forkum, Managing Member

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a notary public in and for said County and State, personally appeared Gary Forkum, 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, for and on behalf of the Grantor, Forkum Properties, LLC, as its managing member.

WITNESS my hand and seal, this 31st day of May, 2018.

NOTARY PUBLIC

My Commission Expires: Nov. 3, 2020

SARAH SHAFFER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 3, 2020