BOX 10-B

Bill Garrett Davidson County
Batch# 101989 **DEEDQC**
06/07/2018 01:03:19 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20180607-0054824

ALAN M. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires November, 5, 2018

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$-0-**

Mary Fears
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF JUNE, 2018.

Alan M. Cohen
Notary Public

MY COMMISSION EXPIRES: **NOVEMBER 5, 2018**

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVE., NASHVILLE, TN 37209

THIS INSTRUMENT WAS PREPARED BASED SOLELY ON INFORMATION FURNISHED BY THE PARTIES. NO INDEPENDENT TITLE EXAM HAS BEEN PERFORMED NOR TITLE OPINION RENDERED.

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CHRISTOPHER FEARS, ET AL	**SAME**	**094-01-0-276.00**
(NAME) **1110 JOSEPH AVE.**	(NAME)	
(ADDRESS) **NASHVILLE, TN 37207**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **I, MARY FEARS, A SINGLE WOMAN,** BY THESE PRESENTS DO REMISE, RELEASE, QUITCLAIM, AND CONVEY ALL OF MY RIGHT, TITLE, AND INTEREST UNTO **CHRISTOPHER M. FEARS, AN UNMARRIED MAN, AND MARY FEARS, AN UNMARRIED WOMAN, AS TENANTS IN COMMON WITH RIGHT OF SURVIVORSHIP,** HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON COUNTY,** STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being the Westerly 200 feet of Lot No. 413 on the Plat of the Edgefield Land Company's 4th Subdivision, of record in Plat Book 57, Page 153, Register's Office for Davidson County, Tennessee.

Said part of said Lot No. 413 fronts 50 feet on the East side of South 14th Street and runs back between parallel lines along the South margin of Eastside Avenue, formerly Payne Avenue, 200 feet to a dead line.

Being the same property conveyed to Mary Fears, a single woman, from Julian Castro, The Secretary of Housing and Urban Development of Washington, D.C., by deed dated August 31, 2016, of record in Instrument No. 20160902-0092628, said Register's Office.

This conveyance is subject to any and all easements, restrictions, and conditions which may affect said property in the Register's Office for Davidson County, Tennessee.

****This is the same legal description as the prior deed.****

Unimproved ( )
This is improved(X) property known as **601 SOUTH 14TH STREET, NASHVILLE, TN 37206**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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.

Witness my hand this 6th day of June, 2018.

Mary Fears

MARY FEARS

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 **Mary Fears,** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 6th day of June, 2018.

My commission expires: **November 5, 2018**

Alan M. Cohen

Notary Public

ALAN M. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires November 5, 2018