Bill Garrett Davidson County
Batch# 118996 DEEDQC
07/20/2018 03:54:58 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20180720-0071148

This Instrument Prepared By:

John M. McDonald
Evans, Jones & Reynolds, P.C.
710 SunTrust Plaza
401 Commerce Street
Nashville, TN 37219

QUITCLAIM DEED

Address of New Owner:	Send Tax Bill To:	Map/Parcel Number:
Paul Richard Brackett and Joyce Dean Brackett, Trustees The Brackett Family Trust 1330 Lipscomb Drive Brentwood, TN 37027	Paul Richard Brackett, Trustee The Brackett Family Trust 1330 Lipscomb Drive Brentwood, TN 37027	147 01 0 112.00

This instrument prepared from information supplied by the parties, for which preparer assumes no responsibility. Preparer of this instrument makes no representations as to the title of the property described herein.

FOR AND IN CONSIDERATION of One and No/100 Dollar ($1.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **Paul Richard Brackett** and wife, **Joyce Dean Brackett**, as Grantors, by these presents does hereby quitclaim and convey unto **Paul Richard Brackett** and **Joyce Dean Brackett, as Trustees of The Brackett Family Trust, Dtd. July 20, 2018**, as Grantees, all of their right, title and interest in a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

> Being Lot No. 371 on the Plan of Caldwell Hall, Section III; as in record in Book 2900, page 131, Register's Office for said County.
>
> Said lot fronts 90 feet on the south side of Lynn Drive, and runs back between parallel lines, 162.5 feet to a dead line.
>
> Being the same property conveyed to Paul Richard Brackett and wife, Joyce Dean Brackett, by Warranty Deed dated the 2nd day of June, 1962, from Lloyd E. Taylor and wife, Elizabeth L. Taylor, and recorded in Deed Book 3400, at Page 253, Register's Office for Davidson County, Tennessee.

This conveyance is improved real property known as 315 Lynn Drive, Nashville, Tennessee 37211.

This conveyance is made subject to (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; and (2) any and all applicable governmental and/or zoning regulations.

IN WITNESS WHEREOF I have hereunto set my hand and seal on this 20 day of July, 2018.

Paul Richard Brackett
Paul Richard Brackett

Joyce Dean Brackett
Joyce Dean Brackett

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Kristine M. Friedman, a Notary Public in and for said County, **Paul Richard Brackett** and **Joyce Dean Brackett**, with whom I am personally acquainted (or proved to me on satisfactory basis) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 20th day of July, 2018.

KRISTINE M. FRIEDMAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires MAR. 9, 2021

Kristine M. Friedman
Notary Public

My Commission Expires: _____

****

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration or true value of this transfer is $0.00.

Paul Richard Brackett
Paul Richard Brackett

Subscribed and sworn to before me, this 20th day of July, 2018.

KRISTINE M. FRIEDMAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires MAR. 9, 2020

Kristine M Friedman
Notary Public

My Commission Expires: _____

1160400.004.sm.Quitclaim Deed – Lynn Dr