Bill Garrett Davidson County
Batch# 126310 DEEDQC
08/08/2018 09:49:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20180808-0077929

QUITCLAIM DEED

HILLARY MONROE SMITH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires July 6, 2020

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 3 DAY OF August, 2018.

Notary Public

COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
FOUNDATION TITLE AND ESCROW SERIES, LLC, 30 BURTON HILLS BLVD., STE. 210, NASHVILLE, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NUMBERS:
George T. Hulsey and Cynthia L. Hulsey	**New Owner**	**61-12, 195**
(Name)	(Name)	
1136 Greenland Avenue		
(Address)	(Address)	
Nashville, Tennessee 37216		

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby expressly acknowledged, the undersigned, **George T. Hulsey, a married man,** hereinafter referred to as Grantor, hereby quitclaims to **George T. Hulsey and wife, Cynthia L. Hulsey,** hereinafter referred to as Grantees, their heirs and assigns forever, all of his right, title and interest in the following described real estate, located in Davidson County, Tennessee, to wit:

Being the easterly 11.4 feet front and 12 ft. rear of that part of Lot No. 18 south of Greenland Avenue, and the westerly 88.6 ft. front and 88 ft. rear of that part of Lot No. 20 south of Greenland Avenue on the plan of the subdivision of a part of the Greenland Tract, as of record in Book 421, Page 40, Register's Office for said County, described accerding to a survey by Hal R. Swann, Jr. dated 9/10/55, and by survey of John Kohl dated 4/25/75, as follows:

Beginning at an iron pin on the southerly margin of Greenland Avenue, the northeast corner of the property conveyed to John E. Maney and wife, by deed from E.B. Cherry and wife, of record in Book 1781, Page 609, said Register's Office; thence with the easterly line of said Maney property, southwardly 372 ft. to an iron pin, the southerly line of said Subdivision; thence with said line, eastwardly 100 ft. to an iron pin located 20.6 ft. west of the corner of Lots Nos. 20 and 22; thence northwardly 384.7 ft. to an iron pin on the southerly margin of Greenland Avenue, located 19.4 ft. west of the line between Lots Nos. 20 and 22; thence with said Avenue, westwardly 100 ft. to the beginning.

Being the same property conveyed to George T. Hulsey by Executor's Deed from Lisa C. Johnson, Executor of the Estate of George D. Hulsey, Jr., Deceased, dated September 17, 2010 and recorded on June 27, 2011, in Instrument NO. 20110627-0049074, in said Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, rights of way, covenants, and conditions contained in the deeds forming the chain of title to this property.

This instrument prepared based upon information provided by Grantor. No title search has been conducted pursuant to the execution of this Quitclaim Deed.

Property Address: 1136 Greenland Avenue, Nashville, Tennessee 37216

IN WITNESS WHEREOF, have hereunto set their signatures, on this, the 31ST of AUGUST, 2018.

George T. Hulsey

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within George T. Hulsey, the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the foregoing QuitClaim Deed for the purposes and considerations therein contained.

WITNESS my hand and official seal of office, this 3 day of August, 2018.

NOTARY PUBLIC

My commission expires:

HILLARY MONROE SMITH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires July 6, 2020

True Copy Certification

I, Penny Y. Ray, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Penny Y. Ray
Signature

State of Tennessee
County of Williamson

Personally appeared before me, Patricia Haggard a notary public for this county and state, Penny Y. Ray who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 5/6/19
Notary' Seal (if on paper)

PATRICIA HAGGARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-06-2019