RETURN TO
GREENVUE TITLE & ESCROW, LLC
2207 CRESTMOOR ROAD
SUITE 101
NASHVILLE, TN 37215

Prepared by:
Bankers Title & Escrow Corp.
3310 West End Ave., Ste. 540
Nashville, TN 37203

Bill Garrett Davidson County
Batch# 128919 DEEDQC
08/14/2018 01:49:42 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20180814-0080314

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NO:
Megan Hefner Burkes	New Owner	129-12-0-070.00
39 Oak Drive Gulfport, MS 39507		

For and in consideration of the sum of $10.00 cash in hand paid, **Michael Gregory Hefner** hereinafter called the GRANTOR, does hereby quitclaim and convey unto **Megan Hefner Burkes** any and all of his rights, title and interest in and to a certain tract or parcel of land being more particularly described as follows:

> Land in Davidson County, Tennessee, being Lot No. 74 on the Plan of Section 1, Warner Park Valley of record in Plat Book 3600, Page (s) 12 through 14, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.
>
> Being the same property conveyed to Susan S. Hefner, a single woman by Warranty deed from Ruth F. Tolleson, a single woman, by and through Pamela L. Francis, Attorney in Fact of record in Instrument No. 20120924-0086476, Register's Office for Davidson County, Tennessee, dated September 20, 2012 and recorded on September 24, 2012. The said Susan S. Hefner having since died on May 4, 2018 and her estate was probated in the Chancery Court of Harrison County, Missisippi (Cause No. 24CH1:18-cv-01393-SS) in such probate estate authority is granted to sell and convey the subject property by Megan Hefner Burkes, Executrix. The undersigned is executing this instrument to convey any and all interest he may have in subject property and to memorialize his consent to the sale of the property.

This is improved property known as **1004 Percy Warner Boulevard, Nashville, TN 37205-4108.**

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

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.

IN WITNESS WHEREOF, the GRANTOR has hereunder set his/her/our hand(s) this

3 day of August, 2018.

GRANTOR(S):

Michael Gregory Hefner

STATE OF Florida
COUNTY OF Brevard

Personally appeared before me, the undersigned, a Notary Public of said county and state, **Michael Gregory Hefner,** with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 3 day of August, 2018.

NOTARY PUBLIC

My Commission Expires:

Feb. 5, 2022

ANTHONY TAVERAS
Notary Public, State of Florida
Commission# GG 182980
My comm. expires Feb. 5, 2022

STATE OF Tennessee
COUNTY OF Davidson

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this 6th day of August, 2018.

TRACEY PERRY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-8-2019

NOTARY PUBLIC

My Commission Expires:

1-8-19