Bill Garrett Davidson County
Batch# 134050 DEEDQC
08/28/2018 10:17:42 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20180828-0085053

***PREPARED BY:***
***SIDWELL & BARRETT, P.C.***
***121 First Avenue South, Suite 200***
***Franklin, TN 37064***

**STATE OF TENNESSEE )**
**COUNTY OF WILSON)**
The actual consideration is $0.00.

AFFIANT

Subscribed and sworn to before me
this 27th day of August, 2018.

NOTARY PUBLIC
My Commission Expires: 2/22/2020

KIMIE PERRY
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
FEBRUARY 2, 2020
COUNTY OF WILSON

**ADDRESS OF NEW OWNER:**
Henry J. Abbott
3708 West End Ave.
Nashville, TN 37205-2405

**SEND TAX BILLS TO:**
Owner

**Map/Parcel 104-10-273.00**

## QUITCLAIM DEED

In consideration of $10.00, and other good and valuable consideration, the receipt thereof which is hereby acknowledged, **Allison Rollins ("Grantor")** hereby conveys all of her right title and interest to the hereinafter described property to **Henry J. Abbott** ("**Grantee**"), his heirs, successors and assigns. Said property conveyed herein is described as follows:

Land in Davidson County, Tennessee being Lot NO. 2A on the Zone Lot Division of Lot N0. 2. Re-subdivision of Lot No. 35 Bransford Realty Company West End Heights Subdivision, of record in Book 6050, page 243 and amended in Book 6900, page 299 Register's office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Henry J. Abbott by deed of record in Instrument No. 20070515-0058224 Register's office for Davidson County, Tennessee. Further conveyed to Henry J. Abbot and Rita J. Bradley as tenants in common by deed from Henry J. Abbott of record in Instrument No. 20070530-0063882 Register's Office for Davidson County, Tennessee.

Rita J. Bradley having since died intestate on November 28, 2017 vesting the property in her husband, Henry J. Abbott and Allison Rollins her heirs at law as evidenced in the Davidson County

Probate Court, Docket No. 18P-297.

Said property is conveyed subject to such restrictions, encumbrances, and limitations as may affect the premises. Grantor makes no warranties as to the state of the title to the property but acquit any claim that Grantor has to said property and for that purpose thereof, make this conveyance to Grantee.

Allison Rollins

**STATE OF TENNESSEE**
**COUNTY OF WILSON**

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Allison Rollins, with whom I am personally acquainted, or who proved herself on the basis of satisfactory evidence and who acknowledged she executed the foregoing instrument for the purposes herein contained.

Witness my hand, at office, this 27 day of August, 2018.

Notary Public

My Commission Expires: 2/22/2020

KIMIE PERRY
TENNESSEE NOTARY PUBLIC
My Comm Exp. FEBRUARY 22, 2020
COUNTY OF WILSON