PREPARED BY (AND RETURN TO):
WILKINS & IVEY
Attorneys-at-Law
Woodmont Centre, Suite 100
104 Woodmont Boulevard
Nashville, Tennessee 37205
Ph. (615) 298-3312 - Fax. 292-8746
W & I Ref: 60088 (cwi)
Dav. Co. File: Box 8

Karen Y Johnson Davidson County
Batch# 161402 DEEDQC
11/15/2018 02:27:52 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20181115-0112704

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
John Ragan Gibson Susan Gibson Brown 3611 Hampton Ave Nashville, TN 37215	John Ragan Gibson Susan Gibson Brown 3611 Hampton Ave Nashville, TN 37215

TAX MAP-PARCEL NUMBERS: 11603009800

TRUSTEE'S QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantees, the undersigned **John R. Gibson, Trustee of the Walter C. Gibson Trust UAD September 4, 1985,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer, quitclaim and convey unto **John Ragan Gibson and Susan Gibson Brown a one-half interest each as tenants in common**, hereinafter called the **Grantee**, Grantee's heirs and assigns, all Grantor's right, title and interest, if any, in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being the southerly one-half of Lots Nos 82 and 83 on the Plan of Kenner Manor Land Company's Second Subdivision of the Kenner Tract, as of record in Book 421, page 100, Register's Office for said County. Said part of Lots Nos. 82 and 83 front 100 feet on the westerly side of Kenner Avenue and runs back between parallel lines 200.5 feet to the easterly line of Lot No. 84.

Being the same property conveyed to W. D. Regan and wife, Nell Regan, a one-half interest, and W. C. Gibson and wife, Frances R. Gibson, a one-half undivided interest, by Warranty Deed from Lee Roy Hasty and wife, Margueritte Hasty, dated September 1, 1954 of record in Book 2300, page 159, Register's Office for Davidson County, Tennessee. By Warranty Deed dated January 10, 1967, recorded January 10, 1967, of record in Book 4092, page 97, said Register's Office, W. D. Ragan and wife, Nell Ragan, conveyed to Frances R. Gibson, a one-half undivided interest. The said W. C. Gibson conveyed his interest in subject property to Frances R. Gibson by Warranty Deed dated August 20, 1975, recorded August 22, 1975, of record in Book 4944, page 383, said Register's Office. By Quitclaim Deed dated September 4, 1985, recorded September 16, 1985, of record in Book 6657, page 162, said Register's Office, Frances R. Gibson conveyed

her interest in subject property to Walter C. Gibson. Subject property was further conveyed to John R. Gibson, Trustee by quitclaim deed from Walter C. Gibson, dated September 4, 1985, recorded September 16, 1985, of record in Book 6657, page 164, said Register's Office.

Description Reference: The description is the same as that used in the prior conveyance.

This is improved property known as: 99 Kenner Avenue, Nashville, TN 37205

WITNESS THE EXECUTION HEREOF on the dates upon which our signatures are notarized below.

John R. Gibson, Trustee

State of Tennessee
County of Davidson

On Nov 14, 2018, before me the undersigned authority, personally appeared **John R. Gibson,** acting as Trustee, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

CHRISTY W. IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 1-8-2019

Notary Public

My Commission Expires:

State of Tennessee
County of Davidson

AFFIDAVIT

This transfer is exempt from taxation pursuant to T.C.A. 67-4-409 (a)(3)(G).

Affiant

Sworn and subscribed before me on Nov 14, 2018.

CHRISTY W. IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 1-8-2019

Notary Public

My Commission Expires:

Wldoc: QC Deed QDoc