QUITCLAIM DEED

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 14 DAY OF November, 2018.

Notary Public

MY COMMISSION EXPIRES: 11-02-2022

(AFFIX SEAL)

RYAN TERRELL NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 11-02-2022

THIS INSTRUMENT WAS PREPARED BY

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Matthew Brennan	**Matthew Brennan**	
(NAME)	(NAME)	**128-10-0-159.00**
9 City Place, Apt 606	**9 City Place, Apt 606**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209	**Nashville, TN 37209**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Matthew Brennan and Anne Marie Garcia, husband and wife,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Matthew Brennan** hereinafter called the Grantee, his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Stacy Square, Section 5-A of record in Plat Book 5210, Page 175, 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 Matthew Brennan and Anne Marie Garcia, by Warranty Deed from James R. Parris and Susan K. Parris, of record in Instrument No. 20160613-0059633, Register's Office for Davidson, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

This Instrument was prepared with information supplied by the parties. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **improved** property known as: **241 Colt Drive, Nashville, Tennessee 37221-1504**.

Karen Y Johnson Davidson County
Batch# 177129 **DEEDQC**
12/21/2018 11:24:22 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20181221-0124371

This is **improved** property known as: **241 Colt Drive, Nashville, TN 37221**

Witness our hands this the 14th day of November, 2018.

ANNE MARIE GARCIA

MATTHEW BRENNAN

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **ANNE MARIE GARCIA,** the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 14th day of November, 2018.

Janice Stanley Walden
Notary Public

My Commission Expires: 11/20/19

JANICE STANLEY WALDEN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **MATTHEW BRENNAN**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 14th day of November, 2018.

Janice Stanley Walden
Notary Public

My Commission Expires: 11/20/19

JANICE STANLEY WALDEN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY