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 11TH DAY OF JANUARY, 2019.

Notary Public

MY COMMISSION EXPIRES: (AFI

HENRY MILLER NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 09-06-2022

Y-FNBMT-18-926

Karen Johnson Davidson County
Batch# 184955 DEEDQC
01/17/2019 11:04:48 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20190117-0004996

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW
2012 21ST AVE. S
NASHVILLE, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Michael Stewart and Ruth Stewart	**New Owner**	
(NAME)	(NAME)	**083-07-0-245.00**
412 N. ~~12th~~ Street		
(ADDRESS)	(ADDRESS)	
NASHVILLE, TN 37206		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **MICHAEL STEWART** , hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **MICHAEL STEWART AND RUTH STEWART, HUSBAND AND WIFE** hereinafter called the Grantees, 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. 48 on the Plan of Roselawn Subdivision of record in Plat Book 2133, Page 1, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 48 fronts 70 feet on the Westerly side of Crescent Hill Road and runs back between lines 167.1 feet on the Northerly line and 179.6 feet on the Southerly line, to a dead line in the rear on which it measures 118.00 feet.

Being the same property conveyed to **MICHAEL STEWART, MARRIED,** of record in **INSTRUMENT NO. 20050727-0087358,** Register's Office for Davidson, Tennessee.

This Instrument was prepared with information supplied by the Grantees. 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: **926 Crescent Hill Rd, Nashville, Tennessee 37206**.

Witness my/our hand(s) this the 11th day of JANUARY, 2019.

MICHAEL STEWART

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **MICHAEL STEWART**, 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/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 30th of November, 2018.

Notary Public
My Commission Expires: _____
(SEAL)

HENRY MILLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-06-2022

RETURN TO:

RUDY TITLE & ESCROW
2012 21ST AVE. S
NASHVILLE, TN 37212