THIS INSTRUMENT PREPARED BY;
Mark B Reagan Attorney at law
7872 Hwy 100 Nashville, TN 37221

NAME AND ADDRESS OF NEW OWNERS
Rosario A. Arnold
605 8th Ave. South Nashville, TN 37203
SEND TAX BILLS TO SAME

THIS INSTRUMENT HAS BEEN PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED, AND MARK B REAGAN, ATTORNEY SHALL NOT BE LIABLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT OR LEGAL AND/OR TAX RELATED COUNSEL. WHEN EXECUTED THIS DOCUMENT SHOULD BE PROMPTLY RECORDED IN THE REGISTER OF DEEDS OFFICE IN THE COUNTY WHERE THE PROPERTY IS LOCATED.

QUITCLAIM DEED

THIS INSTRUMENT made and entered into this 30th day of January, 2019, by and between **William Jackson Arnold** (Grantor) and **Rosario A. Arnold** (Grantee), now therefore;

WITNESSETH

For and in consideration of the sum of Ten Dollars ($10.00) cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged Grantor does hereby convey, transfer, release, relinquish and quitclaim unto Grantee, Grantee's heirs and assigns, all his right title and interest in and to the following described real estate, to wit:

Land in Davidson County, Tennessee, being a tract of land lying in Nashville, Davidson County, Tennessee including lots 2 through 5 of record in instrument No. 20121019-0096103 of said register's office to which reference is made for a more complete and detailed description of said property;

Being the same property conveyed to Rose Arnold by warranty deed from Stephen Maxwell, Trustee dated 10-19-12 20121019-0096103 RODC

This is a commercial property known as 605, 615 and 617 8th Avenue South, Nashville, TN 37203. (Map Parcel numbers 09314003500, 09314003600 and 09314003700)

TO HAVE AND TO HOLD the said tract of land, with the appurtenances, estates, title and business interest associated therewith and belonging to the said Grantee, her heirs and assigns, forever; and Grantor does covenant that Grantor is lawfully married to Grantee and will defend Grantee, her heirs and assigns against the lawful claims of all persons whosoever may claim title to said land or business interest associated therewith.

IN WITNESS WHEREOF, I have set my hand this 30 day of January, 2019.

William Jackson Arnold

Karen Johnson Davidson County
Batch# 192027 DEEDQC
02/05/2019 02:14:40 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20190205-0011027

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State William Jackson Arnold, with whom I am personally aquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

IN WITNESS WHEREOF, I have set my hand and seal this 30th day of January, 2019

Mitchell Brisbon
Notary public

May 2, 2022
My commission expires

