Karen Johnson Davidson County
Batch# 194068 DEEDQC
02/11/2019 12:29:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20190211-0012708

This Instrument Prepared by & Return to: Providence Title, LLC
25 Century Blvd, Suite 402, Nashville, TN 37214

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Bradford Newton Hill, unmarried,** ("Grantor"), hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto **Bradford Hill, Trustee of the 2425 18th Avenue Trust** (Grantee), all of its rights, title, and interests in the following described real property, to wit:

Land in Davidson County, Tennessee, being Lot No. 28 on the Plan of Riverview Gardens as of record in Book 3600, Page 46, Register's Office for Davidson County, Tennessee.

Said Lot No. 28 fronts 24.8 feet on the northerly margin of the terminus of 18 Avenue North Court and runs back between lines measuring 101.7 feet on the southeasterly line and 93 feet on the westerly line to a broken line in the rear measuring 113.9 feet thereon.

FOR INFORMATION PURPOSES ONLY: 2425 18th Avenue North Court, Nashville, TN 37208

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. The parties hereto acknowledge that this document was prepared without the benefit of a title search and or survey.

Being all or part of the same property conveyed to Grantor herein by Warranty Deed of record at Instrument Number **20170228-0019873** in said Register's Office.

IN TESTIMONY WHEREOF I have executed this instrument the 8th day of **February, 2019.**

Bradford Newton Hill

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said state and county, **Bradford Newton Hill,** with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 8th day of **February, 2019.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 9/25/19

VENIKKIA BRANCH STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

For recording information only

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, the actual consideration for the transfer is **$0.00.**

AFFIANT

SUBSCRIBED AND SWORN before me this the 8th day of **February, 2019.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 9/25/19

VENIKKIA BRANCH STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

PROPERTY ADDRESS:	**2425 18th Avenue North Ct.** **Nashville, TN 37208**
TAX PARCEL NO.:	**07015002500**
PROPERTY OWNER:	**Bradford N. Hill**
OWNER'S ADDRESS:	**1810 6th Avenue North** **Nashville, TN 37208**
MAIL TAX BILLS TO:	**Owner at Owner's Address**

Certificate of Authenticity

I, ASHLEE D PAGE, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Ashlee D Page

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Venikkia Cunningham, a notary public for this county and state, Ashlee D. Page, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 9/25/19.

VENIKKIA CUNNINGHAM
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
MY COMMISSION EXPIRES 9-25-2019