QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 209650 DEEDQC
03/25/2019 12:07:53 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20190325-0026758

KATHERINE VINCENT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-06-2020

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 25th DAY OF MARCH, 2019.

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY (and return to):

Rudy Title and Escrow, LLC
2012 21st Ave S., Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Mary Catherine Costa	**SAME AS NEW OWNER**	
(NAME)	(NAME)	
709 28th Ave N		**092-06-0-376.00**
(ADDRESS)	(ADDRESS)	
Nashville, TN 37208		
(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, **John H. Eldridge, III, a married man** (also known as **John Eldridge**) ("Grantor") has bargained and sold, and by these presents does transfer and convey unto **Mary Catherine Costa** ("Grantee") her 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. 16 on the Plan of L.C. Thuss Subdivision of part of the Barrow Lands of record in Plat Book 547, Page 102, 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 Jqhn Eldridge by Quitclaim Deed from E3 Construction Services, LLC, of record in Instrument No. 20181213-0121496, in the Register's Office for Davidson County, Tennessee.

By affixing his signature below, John H. Eldridge, III affirms under oath that the property conveyed herein has never been his marital residence and that he is one and the same as John Eldridge.

This is **improved** property known as: **709 28th Ave N, Nashville, Tennessee 37208**.

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

Witness my hand this the 20 day of March, 2019.

John H. Eldridge, III

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **John H. Eldridge, III** (the 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 20th day of March, 2019.

Notary Public
My Commission Expires: 8/20/19

