Return To:
McCann & Hubbard
1804 Williamson Ct, Suite 201
Brentwood, TN 37027
615-377-3319

THIS INSTRUMENT PREPARED BY:
McCann & Hubbard
1804 Williamson Court, Suite 201
Brentwood, Tennessee 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration for this transfer is $0.00.

Stacy L. Calessi
AFFIANT

Subscribed and sworn to before me this 26 day of March, 2019.

Shannon R. Richardson
NOTARY PUBLIC

My Commission Expires: 3.9.2020

Address New Owners as Follows:
Jirapong Jenratha
3704 Tibbs Drive
Nashville, TN 37211

Send Tax Bills To:
New Owner
at property address

Map-Parcel:
113-060-199.00

SHANNON R. RICHARDSON STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires MAR 9 2020

QUITCLAIM DEED

In consideration of ten and NO/100 dollars ($10.00), and other good and valuable consideration, **Punnee Reyes,** does hereby quitclaim and convey all of his/her/their undivided right, title and interest in the hereinafter described property to **Jirapong Jenratha**, Grantee. Said property conveyed herein is described as follows:

Land in Davidson County, Tennessee, being Lot No. 3 on the Plan of Leonard Heights, as of record in Book 2330, Page 15, Register's Office for Davidson County, Tennessee, and more particularly described as follows:

Said Lot No. 3 fronts 80 feet on the northerly side of Tibbs Drive and extends back between parallel lines, 145 feet to a dead line in the rear.

Being the same property conveyed to Punnee Reyes by Executor's Deed from Mary D. Sanders, Executrix of the Estate of William H. Taylor, of record as instrument 20180315-0024446, Register's Office for Davidson County, Tennessee.

Being known as 3704 Tibbs Drive, Nashville, TN 37211

Said property is conveyed subject to such restrictions, encumbrances, and limitations as may affect the premises. Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purpose thereof, makes this conveyance to Grantee. This instrument has been prepared based solely upon information provided by the parties, and without the benefit of a title search.

IN WITNESS WHEREOF, the said party hereto have hereunto set their signature on this the 26 day of March, 2019.

Karen Johnson Davidson County
Batch# 217463 DEEDQC
04/15/2019 08:57:12 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20190415-0033870

Punnee Reyes
Punnee Reyes

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Punnee Reyes,** with whom I am personally acquainted, (or whose identity was proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal, at office, this 26 day of March, 2019.

Shannon R Richardson
Notary Public

My Commission Expires: 3-9-2020

SHANNON R. RICHARDSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires MAR. 9, 2020