Name and Address of New Owner:
Joe Comer
1723 14th Ave N Nashville TN 37208
Send Tax Bills To:
Joe Comer
same

Karen Johnson Davidson County
Batch# 233451 DEEDQC
05/23/2019 09:24:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20190523-0048809

This Instrument Prepared By:
Dellana Lowhorn
Bell Law Settlement Services, LLC
112 30th Avenue North
Nashville, TN 37203

Map & Parcel No: 081-11-0-34300

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Gary W Gill,** "the Grantor," convey and quitclaim unto **Joe Comer,** "the Grantee," the following described real estate in Davidson County, Tennessee:

A certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being the northerly half of Lot No. 284 on McGavock, Wetmore and Others' Second Addition to Nashville, called the Town of McGavock, as of record in Book 21, Page 41, Register's Office for said County.

Said northerly half of Lot No. 284 fronts 50 feet on the westerly side of 14th Avenue North, formerly Alberta Avenue and runs back between parallel lines, 170 feet to an alley.

Being the same property conveyed to Kathalean Gill Davis of record in Book 6884, page 418, Register's Office for Davidson County Tennessee. #20180906008821 5

See Affidavit of Heirships of record as Instrument No_____ and
#_____, said Register's Office leaving Gary W Gill as the only heir of Kathlean Gill Davis. #20180906008821 6

This is improved property known as 1723 14th Avenue North, Nashville, TN 37208.

Grantor covenant that they are lawfully seized and possessed of said real estate, have good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out).

GRANTOR, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEE, BY ACCEPTANCE OF AND/OR FILING OF THIS QUITCLAIM DEED, HEREBY ACKNOWLEDGE THAT THIS DEED WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES INVOLVED, AND PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR ACCURACY OF THE LEGAL

IN WITNESS WHEREOF, Grantor have executed this Quitclaim Deed on the 8th day of February, 2019.

Gary W Gill (SEAL)
Gary W Gill

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said State and County, Gary W. Gill, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

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

DANA LOWDORA NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

Notary Public
My commission expires: 3-8-2021

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 0, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

(Affiant)

Sworn to and subscribed before me this
8th day of February, 2019.

Notary Public
My commission expires: 3-8-2021

File # 2019-116

201905230048809

True Copy Certification

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

Signature

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, S Thompson, a notary public for this county and state, Dellana Lowhorn, who acknowledged that this certification of an electronic document is true and correct and whose signature I have witnessed.

STATE OF TENNESSEE NOTARY PUBLIC S THOMPSON COUNTY OF ROBERTSON

Notary's Signature

My Commission Expires: 12.03.19

201905230048809