FROM:
PATRICIA ANN VAN HELTEBRAKE aka "TRISH"

TO:
CAROL LYNN MAGRO

Karen Johnson Davidson County
Batch# 240067 DEEDQC
06/06/2019 02:43:29 PM 3 pgs
Fees: $18.00 Taxes: $647.13
20190606-0054355

QUITCLAIM DEED

New Owner & Address	Taxable Party	Map-Parcel Numbers
Carol Lynn Magro 8614 Center Ct. Fox River Grove, IL 60021	SAME	102 11 0 0008.00

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS: **$174,900.00**

Carol Lynn Magro
CAROL LYNN MAGRO

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF June, 2019.

NOTARY PUBLIC
OFFICIAL SEAL
LAURA A CAHILL
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES: 03/30/20

MY COMMISSION EXPIRES: 03/30/2020
(AFFIX SEAL)

This Instrument Prepared By:

HELEN S. ROGERS, ATTORNEY
Rogers, Kamm & Shea
The Wind in the Willows Mansion
2205 State Street
Nashville, TN 37203
(615) 320-0600

Grantor and Grantee acknowledge that this Quitclaim Deed was prepared from information furnished by the prior Deed of record in the Register's Office for Davidson County, Tennessee. No title examination has been made and the law firm of Rogers, Kamm & Shea shall have no liability for the status of the title to the property or the accuracy of such information.

I, **Patricia Ann Van Heltebrake**, do hereby quitclaim to my sister, **Carol Lynn Magro**, all my rights, title, and ownership interest, in said real property in Nashville, Davidson County, Tennessee for good and valuable consideration, the receipt of which is acknowledged and as described below:

LEGAL DESCRIPTION:

BEING LOT No. 389 on the Plan of Brook Meade, Section X, as of Record in Book 2331, Page 135, Register's Office for Davidson County, Tennessee.

SAID Lot No. 389 fronts 145.00 feet on the northerly side of Adkisson Lane and runs back 310.20 feet on the westerly line and 200.00 feet on the easterly line to a dead line in the rear, measuring 181.30 feet thereon.

Being the same real property conveyed to Jerry Van Heltebrake by Bessie B. Condra, by David O. Condra, Attorney-in-fact of Bessie B. Condra, by Warranty Deed dated April 30th, 1991, of Record in Book 8340, Page 525, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Carol Lynn Van Heltebrake Magro and Patricia Ann Van Heltebrake, by deed from Carol J. Van Heltebrake and Mari Jo Van Heltebrake recorded on August 15, 2009, in Instrument Number 20090827-0080657, Register's Office for Davidson County, Tennessee.

This is improved real property, known as: **721 Adkisson Lane, Nashville, TN 37205**

IN WITNESS WHEREOF I have hereunto set my hand on this the 30 day of May, 2019.

Patricia Ann VanHeltebrake

PATRICIA ANN VAN HELTEBRAKE aka "TRISH"

STATE OF Colorado }
COUNTY OF Montrose }

Personally appeared before me, Patricia A Thomas, a Notary Public in and for said County and State, the within named, **PATRICIA ANN VAN HELTEBRAKE aka "TRISH"**, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledge that he executed the within instrument for the purpose therein contained.

Witness my hand at 500 E Oak Grove Dr. Montrose, Montrose County, on this the 30 day of May, 2019.

Patricia A Thomas
NOTARY PUBLIC

PATRICIA A THOMAS
NOTARY PUBLIC - STATE OF COLORADO
NOTARY ID 20184045746
MY COMMISSION EXPIRES DEC 3, 2022

My Commission Expires: Dec. 3. 2022.
DATE