QUITCLAIM DEED

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 30 DAY OF August, 2019.

Notary Public

MY COMMISSION EXPIRES: _____ (AFFIX SEAL)

JUSTIN HALL STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 06-20-2021

B-P-19-3234

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
James C. Cowan, III and Joshua J. Cowan	new owner	
(NAME)	(NAME)	**080-08-0-180.00**
3234 Lagrange Dr.,		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37218		
(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(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **JAMES C. COWAN, III, UNMARRIED,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **JAMES C. COWAN, III AND JOSHUA J. COWAN,** UNMARRIED hereinafter called the Grantee(s), his/her/its/their 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. 153 on the Plan of Section Three, Bordeaux Hills of record in Plat Book 3600, Page 34, 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 Elliott Mellichamp, Jr., a married person by Special Warranty deed from Deutsche Bank national Trust Company as Trustee for the holders of GSAMP Trust 2004-ARJ, Mortgage Pass-Through Certificates, Series 2004-AR1 of record in Instrument No. 20070828-0103000 Register's Office for Davidson County, Tennessee, dated August 08, 2007 and recorded on August 28, 2007.

Being the same property conveyed to James C. Cowan, III by Warranty Deed of record in Instrument No. 20190620-0059287, Register's Office for Davidson County, Tennessee.

This is **improved** property known as: **3234 Lagrange Dr., Nashville, Tennessee 37218**.

Karen Johnson Davidson County
Batch# 280377 **DEEDQC**
09/04/2019 09:02:08 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20190904-0088950

Witness my/our hand(s) this the 30 day of August, 2019.

James C. Cowan, III

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and official seal, this the 30 of ~~June,~~ AUGUST 2019.

Notary Public
My Commission Expires: _____
(SEAL)

JUSTIN HALL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 06-20-2021

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212