Karen Johnson Davidson County
Batch# 286918 DEEDQC
09/17/2019 03:04:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20190917-0094269

Prepared By:	RETURN TO:	Mail Tax Statements to:
Vidmar & Hardesty, Ltd., John Vidmar (TN Bar#032525) P.O. Box 211031 Columbus, Ohio 43221	AMERICAN HOME TITLE 4501 CHARLOTTE PARK DRIVE, CHARLOTTE, NC 28217	Peter S. McNeilly and Anitha Danielle McNeilly 510 Elaine Drive Nashville, TN 37211

Order Number: 19065153TN-D

QUIT-CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that the Grantor(s) **Peter S. McNeilly and Anitha Danielle McNeilly, fka Anitha S. Ross, Husband and Wife,** for Ten Dollars ($10.00) and other valuable consideration paid, does hereby bargain, sell, remise, release, quit claim, and convey unto the Grantee(s), **Peter S. McNeilly and Anitha Danielle McNeilly Husband and Wife, as joint tenants with right of survivorship,** whose address is 510 Elaine Drive, Nashville, TN 37211, the following described real property located in the County of Davidson, State of Tennessee and further described as follows:

Being Lot No. 69 on the Plan of Abbay Hall Subdivision, Section I, as of record in Book 2331, Page 18. Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

Be the same more or less, but subject to all legal highways.

This description is the same as the description contained in the prior deed referenced herein.

Subject to all matters set forth in Book 2331, Page 18, in the Register's Office of Davidson County; and

Subject to restrictions of record in Book 2393, Page 267 and Book 2435, Page 514 in the Register's Office of Davidson County; and

Subject to all other easements and restrictions of record, zoning ordinances, real estate taxes and assessments, if any, prorated to the date of this deed.

County Parcel Number: 133 13 0 115.00
Street address of property: 510 Elaine Drive, Nashville, TN 37211
Prior Instrument Reference by which Grantor(s) acquired title: Instrument No. 20140115-0004074 in the Recorder's Office, Davidson County, Tennessee.

Signed this 3rd day of September, 2019.

Signature of Grantor(s):

Peter S. McNeilly

Anitha Danielle McNeilly,
fka Anitha S. Ross

STATE OF Tennessee, COUNTY OF DAVIDSON, SS:

BE IT REMEMBERED That on this 3rd day of September, 2019 before me, the subscriber, a Notary Public in and for said state, duly commissioned and qualified, personally came Peter S. McNeilly and Anitha Danielle McNeilly, fka Anitha S. Ross, known to me, or proved to me on the basis of satisfactory evidence, to be the Grantor(s) in the foregoing deed, and acknowledged by the signing thereof to be their free and voluntary act and deed.

In testimony whereof, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.

Notary Public

RHONDA BURGESS HOWSE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-07-2023

Property Address: 510 Elaine Drive, Nashville, TN 37211
Tax Parcel: 133 13 0 115.00

Peter S McNeilly Oath of Consideration

I or we, ~~Anitha~~ Danielle McNeilly the Affiant(s), herby swear or affirm that to the best of my/our knowledge, information and belief, that the actual consideration for this transfer is $ 10.

Signed this 3rd day of September, 2019.

Signatures of Affiant(s):

Sworn and subscribed before me this 3rd day of September, 2019

Notary Public

RHONDA BURGESS HOWSE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-07-2023

201909170094269

True Copy Certification

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

John Midler

Signature

State of NC

County of MECKLENBURG

Personally appeared before me, JAMIE S. WEYANT, a notary public for this county and state ~~MECKLENBURG, NC~~ * who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed

* John Midler

J. S. Weyant

Notary's Signature

My Commission Expires: 02/04/2023

Notary Seal (if on paper)

JAMIE S WEYANT
Notary Public
Gaston County
NORTH CAROLINA