FROM: JOHN LOUIS GAVIN TO: CONSTANCE ELAINE POULOS-GAVIN

QUITCLAIM DEED

THIS INSTRUMENT HAS BEEN PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND LARRY H. HAGAR, ATTORNEY, SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT OR LEGAL AND/OR TAX RELATED COUNSEL

Karen Johnson Davidson County
Batch# 301946 DEEDQC
10/17/2019 08:27:24 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20191017-0106277

THIS INSTRUMENT WAS PREPARED BY: LARRY H. HAGAR, ESQ., UNDERHILL, NIEWOLD, HAGAR, UNDERHILL & EVANS
Market Street Building
219 Second Avenue, North, Suite 100
Nashville, TN 37201

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is one dollar and zero cents ($1.00).

AFFIANT

Sworn to and subscribed before me this the 16th day of October, 2019

LYNDA O. BRADLEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

NOTARY PUBLIC

My Commission Expires: May 3, 2021

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO.:
CONSTANCE ELAINE POULOS-GAVIN 327 Pitts Avenue Old Hickory, TN 37138	CONSTANCE ELAINE POULOS-GAVIN 327 Pitts Avenue Old Hickory, TN 37138	053160, 068.00

FOR AND IN CONSIDERATION OF THE transfer of marital property pursuant to the Final Decree of Divorce, in the case of Constance Elaine Poulos-Gavin v. John Louis Gavin, Case No. 19D-80, in the Fourth Circuit Court for Davidson County, Tennessee, at Nashville, said Decree being entered on the 26th day of September, 2019, I, John Louis Gavin, by these presents do hereby quitclaim and convey unto Constance Elaine Poulos-Gavin, her heirs and assigns, all of my right, title, and interest in and to a certain tact of parcel of land, to-wit:

Part of Tract Number 10, on the unrecorded Plan of Life and Casualty Insurance Company's Subdivision, near Old Hickory, in Davidson County, Tennessee, and described as follows:

Beginning at a point in the center of Hopewell Road, or Old Hadley Bend Road, at a point 718 feet Westerly, as measured along the center line of said road, from the intersection of the Westerly line of Pitts Avenue; thence North 28 degrees 34 minutes East a distance of 612.9 feet to a point; thence North 50 degrees 20 minutes West 50.8 feet to a point, being the northeast corner of the Marvin Land, and also being on the Southerly boundary line of the Nichols Land; thence South 28 degrees 34 minutes West 626.9 feet to a point in the center of said Hopewell Road; thence along the center of said road North 66 degrees 22 minutes East a distance of 50 feet to the point of beginning, containing 0.709 acres, more or less.

This legal description is identical with that in Deed of Trust recorded in Instrument # 20080305-0022162 in the Register's office of Wilson County, Tennessee.

For prior title, see Deed recorded in Instrument # 20091123-0107291, in said Register's Office.

Being the same property transferred by Special Warranty Deed to John Gavin, from Fannie Mae a/k/a Federal Mortgage Associates, by said Special Warranty Deed of record under Instrument #20100210-0010300, of record in the Davidson County Register of Deeds on February 10, 2010.

This is improved property known as 327 Pitts Avenue, Old Hickory, Tennessee 37138.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 11 day of October, 2019.

JOHN LOUIS GAVIN

STATE OF TENNESSEE
COUNTY OF Davidson)

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

Witness my hand and official seal at Nashville, Tennessee, on this the 11 day of October, 2019.

ELIZABETH PRYCE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-08-2021

NOTARY PUBLIC

My Commission Expires: 3-8-21