ALAN M. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $-0-

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF DECEMBER, 2019.

Notary Public

MY COMMISSION EXPIRES: 5-2-22

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

THIS INSTRUMENT WAS PREPARED BASED SOLELY ON INFORMATION FURNISHED BY THE PARTIES. NO INDEPENDENT TITLE EXAMINATION WAS PERFORMED NOR OPINION RENDERED.

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MAX FREDERICK BAREISS, ET AL	**SAME**	**071-11-0-530.00**
(NAME) **P. O. BOX 274**	(NAME)	
(ADDRESS) **HERMITAGE, TN 37076**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Karen Johnson Davidson County
Batch# 335234 DEEDQC
12/27/2019 11:05:24 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20191227-0133817

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **I, BANCROFT O'QUINN**, BY THESE PRESENTS DO REMISE, RELEASE, QUITCLAIM, AND CONVEY **A FIVE PERCENT (5%) UNDIVIDED INTEREST**, UNTO **MAX FREDERICK BAREISS**, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON COUNTY**, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 367 on the Plan of Highland Land Company's Subdivision, as of record in Book 421, page 14, Register's Office for Davidson County, Tennessee,to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to Bancroft O'Quinn, unmarried, from Robert H. Scales, an unmarried man, and Michael D. Thompson, a married man, by deed dated December 8, 2017 of record in Instrument No. 20171208-0125592, Register's Office for Davidson County, Tennessee. Being further conveyed to Bancroft O'Quinn from Bancroft O'Quinn by quitclaim deed dated March 16, 2018 of record in Instrument No. 20180322-0027295, said Register's Office.

This conveyance is subject to any and all easements, restrictions and conditions which may affect said property of record in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved(X) property known as **1417 A MERIDIAN STREET, NASHVILLE, TN 37207**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 27th day of December, 2019.

BANCROFT O'QUINN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Bancroft O'Quinn, 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 office this 27 day of December, 2019.

My Commission Expires: 5/2/2022

Notary Public

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON