Record and Return Mail To:
This Instrument Prepared By:
RUSS COOK AND ASSOCIATES, P.C.
Attorneys at Law
5141 Virginia Way, Suite 220
Brentwood, Tennessee 37027
(615) 370-2444

Prepared from information
supplied by the parties

New Owner: Mary Cleveland
7358 Pfizer Drive
Ooltewah, TN 37363

Send tax notice to: Mary Cleveland
7358 Pfizer Drive
Ooltewah, TN 37363

Map and Parcel Number: 080 12 0 050.00

Karen Johnson Davidson County
Batch# 463073 DEEDQC
08/25/2020 08:53:24 AM 2 pgs
Fees: $12.00 Taxes: $0.00



20200825-0095862

NO CONSIDERATION
NO TITLE SEARCH
QUITCLAIM DEED

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration **George Cowan, Sr.** ("Grantor") this day has bargained and sold, and hereby quitclaims, conveys and transfers unto **Mary Cleveland** ("Grantee") all of his interest in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows:

> Land in Davidson County, Tennessee, being Lot No. 135 on the Plan of Bordeaux Hills, Section 4, as of record in Book 3600, page 49, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 135 fronts 55.0 feet on the northeasterly side of LaGrange Drive and extends back 160.15 feet on the southeasterly line and 150.0 feet on the northwesterly line to a dead line in the rear, measuring 56.03 feet thereon.

Description is taken from prior deed of record. This is improved real property known as 3198 Lagrange Drive, Nashville, TN 37218.

Being the same property conveyed to George Cowan and wife, Jacquelyn Cowan, by warranty deed from Lloyd E. Felts and wife, Shirley D. Felts, dated August 29, 1970, recorded December 8, 1970, of record in Book 4465, Page 210, Register's Office for Davidson County, Tennessee; and the same property described in Instrument Number 20040122-0008551,

Register's Office, Davidson County, Tennessee, that being a Survivorship Affidavit dated January 7, 2004.

IN WITNESS WHEREOF, the Grantor hereby affixes his signature on the 26 day of June, 2020.

George Cowan, Sr.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **George Cowan, Sr.,** with whom I am personally acquainted, and who acknowledged, upon oath, that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 26 day of June, 2020.

NOTARY PUBLIC

My Commission Expires: 7/6/2020

DEBRA P. DAVIDSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires JULY 6, 2020

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is Zero Dollars ($0).

AFFIANT

Sworn to and subscribed to before me on the 26 day of June, 2020.

NOTARY PUBLIC

My Commission Expires: 7/6/2020

DEBRA P. DAVIDSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires JULY 6, 2020