Karen Johnson Davidson County
Batch# 463681 DEEDQC
08/26/2020 08:33:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200826-0096441

THIS INSTRUMENT PREPARED BY:
McCann & Hubbard
1804 Williamson Court, Suite 201
Franklin, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is $0.00.

AFFIANT

Subscribed and sworn to before me this 25 day of August, 2020.

My Commission Expires: 11-23-2020

NOTARY PUBLIC

A. SCOTT HUBBARD TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

Address New Owners as Follows:
Michael Thomas Marcario
2201 Fernwood Drive
Nashville, TN 37216

Send Tax Bills To:
SAME

Map-Parcel:
073-05-0-009.00

QUITCLAIM DEED

In consideration of $10.00, and other good and valuable consideration, **Robert W. Marcario, a married person,** GRANTOR hereby quitclaim and convey all of his undivided right, title and interest in the hereinafter described property to **Michael Thomas Marcario, a single person,** GRANTEE,

Said property conveyed herein is described as follows:

Land in Davidson County, Tennessee, being Lot No. 254 on the Map of Dalewood, Sec. IV, as of record in Book 1835, Page 21, Register's Office for said County, and described as follows:

Beginning at a point in the southerly margin of Fernwood Drive, at the corner of Lots 253 and 254; thence with the line between said lots, southeasterly 155 feet to a point; thence southwesterly 177.2 feet to the margin of a 50 foot unnamed street; thence with the margin of the same, northeasterly 37.7 feet to the margin of Fernwood Drive; thence with the margin of the same, northeasterly 90.7 feet to the point of beginning.

Being the same property conveyed to Michael Thomas Marcario, a single person, and Robert W. Macario, a married person, by Warranty Deed, from Prime Nashville, LLC, a Tennessee limited liability company, dated April 29, 2014, of record in Instrument No. 20140506-0038515, Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such restrictions, encumbrances, and limitations as may affect the premises. Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purpose thereof, makes this conveyance to Grantee. This instrument has been prepared based solely upon information provided by the parties, and without the benefit of a title search.

IN WITNESS WHEREOF, the said parties hereto have hereunto set their signatures on this the 25 day of August, 2020.

Robert W. Marcario

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Robert W. Marcario**, with whom I am personally acquainted, (or whose identity was proved to me on the basis of satisfactory evidence) who executed the foregoing instrument for the purposes herein contained.

Witness my hand and seal, at office, this 25 day of August, 2020.

Notary Public

My Commission Expires: 11-23-2020

A. SCOTT HUBBARD
TENNESSEE
NOTARY
PUBLIC
COUNTY OF WILLIAMSON

True Copy Certification

I, Russell J. McCann, 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.

Signature

State of Tennessee

County of Williamson

Personally appeared before me, Alicia Hamilton, a notary public for this county and state, Russell J. McCann who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: _____

Notary' Seal

ALICIA R HAMILTON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

MY COMMISSION EXPIRES:
JULY 26, 2021