(1)

PREPARED BY AND RETURN TO:
Bryan D. Spicer
Attorney at Law
342 Cool Springs Blvd.
Suite 202
Franklin, TN 37067

Karen Johnson Davidson County
Batch# 520551 DEEDQC
11/24/2020 08:35:46 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20201124-0137589

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration is $0.00

Affiant:

Notary Public:

My Commission Expires:

ADDRESS OF NEW OWNER:
Gareth Andrew Gilkeson
311 S. 17th Street
Nashville, TN 37206

SEND TAX BILLS TO:
Same

MAP/PARCEL:
083-14-0-252.00

QUITCLAIM DEED

For and in consideration of Ten Dollars (10.00), cash in hand paid, the receipt of which is hereby acknowledged, **GARETH GILKESON,** (hereinafter referred to as "**GRANTOR**") do quitclaim and convey all of his undivided right, title and interest to the hereinafter described property to **GARETH ANDREW GILKESON AND ALISON SHARON GILKESON, HUSBAND AND WIFE,** (hereinafter referred to as "**GRANTEES**") their successors and assigns, in and to the following described tract of land:

Land in Davidson County, Tennessee, being northerly 54.5 feet of Lot No. 72 on the Plan of Edgefield Land Company's First Subdivision of record in Book 57, page 130, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said northerly part of Lot 72 fronts 54.5 feet on the easterly side of 17th Street and runs back between parallel lines, with the southerly margin of Lillian Ave. 110 feet to an alley.

Being the same property conveyed to Gareth Gilkeson by Warranty Deed from Cape and Austin Development, LLC, an Arizona limited liability company, dated September 4, 2015, of record in Instrument No. 20150911-0092296, Register's Office for Davidson County, Tennessee.

This is improved property commonly known as: 311 S. 17th Street, Nashville, TN 37206.

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.

Said property is conveyed subject to such limitations, restrictions, easements and encumbrances as may affect the premises.

IN WITNESS WHEREOF, this document was executed this the 13th day of November, 2020.

GARETH GILKESON

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, in and for said County and State, appeared **GARETH GILKESON**, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal in Franklin, Tennessee, this 13th day of November, 2020.

Notary Public

My Commission Expires: