Prepared by:
Bankers Title & Escrow Corp.
3310 West End Ave., Ste. 540
Nashville, TN 37203

Karen Johnson Davidson County
Batch# 542753 DEEDQC
12/28/2020 11:26:40 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20201228-0153518

QUITCLAIM DEED

ADDRESS NEW OWNER:
Virginia M. Brennan
4910 Dakota Avenue
Nashville, TN 37209

SEND TAX BILLS TO:
New Owner

MAP & PARCEL NO:
Map
Parcel 091-15-0-302.00

For and in consideration of $10.00 and other good and valuable consideration, the receipt and sufficiency whereof are acknowledged, **James A. Waechter** (hereinafter called the GRANTOR), does hereby quitclaim and convey unto **Virginia M. Brennan**, all of his rights, title and interest in and to a certain tract or parcel of land being more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 811 of Block 36 on the Plan of Charlotte Park Company's First Addition to Nashville of record in Plat Book 57, Page 103, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Virginia M. Brennan and husband, James A. Waechter by Quitclaim deed from Virginia M. Brennan of record in Instrument No. 20051012-0123072 Register's Office for Davidson County, Tennessee, dated October 03, 2005 and recorded on October 12, 2005.

This is improved property known as **4910 Dakota Avenue, Nashville, TN 37209.**

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

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.

IN WITNESS WHEREOF, the GRANTOR has hereunder set his/her/our hand(s) this 17 day of December, 2020.

GRANTOR:

James A. Waechter

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public of said county and state, **James A. Waechter** with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 14 day of December, 2020.

NOTARY PUBLIC

My Commission Expires:
MAR 6, 2024

DAVID GANT
TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this 15TH day of DECEMBER, 2020.

NOTARY PUBLIC

My Commission Expires:
MAR 6, 2024

DAVID GANT
TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON