Karen Johnson Davidson County
Batch# 552119 DEEDQC
01/12/2021 08:31:35 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20210112-0004969

This Instrument was prepared by:
J. Blake Freeman, Attorney
323 Emery Drive
Nashville, TN 37214-3113

THIS INSTRUMENT WAS PREPARED SOLELY UPON INFORMATION PROVIDED BY THE PARTIES HERETO. NO WARRANTY OF TITLE, EITHER EXPRESSED OR IMPLIED.

Map/Parcel: 09614021400

QUITCLAIM DEED

FOR AND IN CONSIDERATION of Ten and 00/100 ($10.00) Dollars and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, **Mary Claire Cox, unmarried,** has bargained and sold, and by these presents do convey and quitclaims all interest she may possess to **Claire Elaine McGee,** her heirs and assigns, in and to the following real property in Davidson County, Tennessee, to-wit:

LAND in the 3rd Civil District of Davidson County, Tennessee, being Lot No. 31 on the Plan of Hickory Bend, Section 3, as of record in Book 3600, page 42, Register's Office for said County.

Said Lot No. 31 fronts 75.00 feet on the northerly side of Boulder Park Drive and runs back between parallel lines, 200.00 feet, more or less, to the center line of McCrory Creek.

BEING the same property conveyed to Mary Claire Cox by Executor's Deed dated February 11, 2002, and recorded in Instrument No. 20020213-0019178, Register's Office for Davidson County, Tennessee.

This is improved property known as: 3054 Boulder Park Drive, Nashville, TN 37214

IN WITNESS WHEREOF, the parties have executed this instrument this 8 day of January, 2021.

Mary Claire Cox

Mary Claire Cox

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Mary Claire Cox, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this the 8 day of January, 2021.

My Commission Expires: NOTARY PUBLIC STATE OF TENNESSEE MY COMMISSION EXPIRES 3-8-2022 Notary Public

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STATE OF TENNESSEE DAVIDSON COUNTY ss:

The consideration or value, whichever is greater, for this transfer is $-0-

Mary Claire Cox
Affiant

Subscribed and sworn to before me this 8 day of January, 2021.

My Commission Expires: NOTARY PUBLIC STATE OF TENNESSEE MY COMMISSION EXPIRES 3-8-2022 Notary Public

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NEW OWNER(S)
Claire Elaine McGee
3054 Boulder Park Drive
Nashville, TN 37214

SEND TAX BILL TO:
New Owner(s)