Karen Johnson Davidson County
Batch# 574266 DEEDQC
02/22/2021 09:52:25 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20210222-0020746

QUITCLAIM DEED

Mike Raines, et al.
ADDRESS NEW OWNER(S):
1019 KiplingDr.
Nashville. TN 37217

SEND TAX BILLS TO:
Same as owner

MAP/PARCEL:
12002001200

FOR AND IN CONSIDERATION of love and affection (and $10.00 consideration) and for the express purpose of making a re-conveyance to MICHAEL W. RAINES and J. BLAKE FREEMAN, as tenants in common.

MICHAEL W. RAINES, unmarried by these presents do hereby quitclaim and convey unto, **KIM ROUSH, Trustee**, his successors and assigns, the following described tract or parcel of land:

Land in Davidson County, Tennessee, described as follows to-wit:

Land in Davidson County, Tennessee, being Lot No. 171 on the Map of Miro Meadows, of record in Book 1424, page 94 and 95, Registers office for Davidson County, Tennessee.

Said Lot No 171 fronts 108 feet on the west side of Kipling Dr. and runs back between lines, 128.9 feet on the north line and 120 feet on the south line to a dead line in the rear on which it measures 108.6 feet

Being the same property conveyed to grantor, of record in instrument No.20121107-0103002 from Jason Jerome Bagsby, Register's Office of Davidson County, Tennessee.

Said property is known as 1019 Kipling Drive, Nashville, TN 37217.

And now, I, the said **KIM ROUSH, Trustee**, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto **MICHAEL W. RAINES and J. BLAKE FREEMAN, as tenants in common,** their heirs and assigns, the same property hereinabove described and set forth to which reference is here made, and said property is conveyed to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF we have hereunto set our hands on this the 5th day of Feb., 2021.

MICHAEL W. RAINES

KIM ROUSH, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON:

The actual consideration or value for this transfer is $-0-.

Affiant

Notary Public
My Commission Expires: 3/8/22

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, **MICHAEL W. RAINES** the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 5 day of February, 2021.

Notary Public

My Commission expires 3/8/22.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, **KIM ROUSH, Trustee**, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 5 day of Feb, 2021.

Notary Public

My Commission expires 3/8/22.

THIS INSTRUMENT PREPARED BY:
Mike Raines, Grantor
1019 Kipling Dr
Nashville, TN 37217