Karen Johnson Davidson County
Batch# 671974 DEEDQC
07/07/2021 12:05:39 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20210707-0091284

This instrument prepared by:
Jennifer Noe, Attorney
BALTHROP, PERRY & NOE, PLLC
102 Boyd Street, PO Box 82
Ashland City, TN 37015

Vito Ingrassia and Jeanine Carroccio

TO: Joseph Ingrassia
3412 Panorama Drive
Nashville, TN 37218

MAP & PARCEL:
080-03-0-009.00

SEND TAX BILLS TO: SAME

QUITCLAIM DEED

For no monetary consideration but in consideration of the love and affection which we have for our son and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, we, Vito Ingrassia and Jeanine Carroccio, husband and wife, as to an undivided 50% interest, Grantors herein; do hereby quitclaim and convey unto Joseph Ingrassia, an unmarried man, Grantee herein, his heirs, successors, and assigns, all our right, title, and interest, in and to the following described property:

> Land in Davidson County, Tennessee, being Lot No. 549 on the Plan of Section Seven, Bordeaux Hills of record in Plat Book 3842, Page 73, 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 Lot No. 549 fronts 58.0 feet on the Northerly side of Panorama Boulevard, and extends back 145.12 feet on the Westerly line and 145.06 feet on the Northerly line, to a dead line in the rear measuring 58.0 feet thereon.
>
> BEING the same property conveyed to Vito Ingrassia and Jeanine Carroccio, husband and wife, as to an undivided 50% interest, and Joe Ingrassia, a single man, as to an undivided 50% interest, as tenants in common with right of survivorship, from Richard Block, married, by Warranty Deed dated 8/23/2019 and recorded 8/26/2019 of record as Instrument No. 20190826-0085887, Register's Office of Davidson County, Tennessee.
>
> Joseph Ingrassia and Joe Ingrassia are one and the same person.

This conveyance is made subject to such liens, limitations and restrictions as may affect the premises.

IN WITNESS WHEREOF, we have hereunto set our hands, this the 30 day of June, 2021.

Vito A Ingrassia By Joseph Ingrassia Attorney-in-fact
Vito Ingrassia
By: Joseph V. Ingrassia, Attorney-in-Fact
of record at Instrument No. 20210514-0065170
Register's Office of Davidson County, TN

Jo Carroccio By Joseph Ingrassia Attorney-in-fact
Jeanine Carroccio
By: Joseph V. Ingrassia, Attorney-in-Fact
of record at Instrument No. 20210514-0065169
Register's Office of Davidson County, TN

STATE OF TENNESSEE

COUNTY OF CHEATHAM

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, Joseph V. Ingrassia, to me known to be the person who executed the foregoing instrument in behalf of Vito Ingrassia and who acknowledged that he executed the same as the free act and deed of the said Vito Ingrassia. Witness my hand and seal at office this 30 day of June, 2021.

NOTARY PUBLIC

My commission expires: 2/25/23

JENNIFER F. NOE STATE OF TENNESSEE NOTARY PUBLIC CHEATHAM COUNTY, TENN.

STATE OF TENNESSEE

COUNTY OF CHEATHAM

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, Joseph V. Ingrassia, to me known to be the person who executed the foregoing instrument in behalf of Jeanine Carroccio and who acknowledged that he executed the same as the free act and deed of the said Jeanine Carroccio. Witness my hand and seal at office this 30 day of June, 2021.

NOTARY PUBLIC

My commission expires: 2/25/23

JENNIFER F. NOE STATE OF TENNESSEE NOTARY PUBLIC CHEATHAM COUNTY TENN

STATE OF TENNESSEE

COUNTY OF CHEATHAM

The actual consideration for this transfer is $0.00.

Joseph Ingrassia
Affiant

SWORN to and subscribed before me,

this the 30 day of June, 2021.

NOTARY PUBLIC

My commission expires: 2/25/23

JENNIFER F. NOE STATE OF TENNESSEE NOTARY PUBLIC CHEATHAM COUNTY TENN