Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Thomas Francis Corcoran, IV and Frances Fisher Corcoran **903 Sutton Hill Rd** **Nashville, TN 37212**	**118 10 0 038.00**	**SAME**
This instrument prepared by: Carter Shelton Jones, PLC 2021 Richard Jones Road, Suite 240, Nashville, TN 37215		

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, **Thomas F. Corcoran, a single man** (the "Grantors"), by these present hereby transfers, assigns, and quitclaims to **Thomas Francis Corcoran, IV and Frances Fisher Corcoran, husband and wife, as tenants by the entirety** (the "Grantees"), Grantees' successors and assigns, all of Grantors' right, title, and interest in and to certain land in Davidson County, Tennessee, being more particularly described on EXHIBIT A attached hereto and incorporated hereby by reference (the "Property").

This is improved property known as **903 Sutton Hill Rd, Nashville, TN 37212.**

The Property is conveyed expressly subject to all limitations, restrictions, and encumbrances as may affect the Property.

Karen Johnson Davidson County
Batch# 1009124 DEEDQC
05/30/2023 02 43 55 PM 3 pgs
Fees $17 00 Taxes $0 00

20230530-0040658

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration of this transfer is $-00-

Affiant

Subscribed and sworn to before me this 24 day of May, 2023

LUCY RALPH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES JULY 07, 2025

Notary Public
My Commission Expires 7.7.25

Grantors and Grantees acknowledge that this Quitclaim Deed was prepared from information in prior deeds; that no request was made that Warner Jones or Carter Shelton Jones, PLC perform a title examination; and that neither Warner Jones nor Carter Shelton Jones, PLC shall have any liability for the status of the title to the property or for the accuracy of such information.

IN WITNESS WHEREOF, the Grantors have executed this Quitclaim Deed this 24 day of May, 2023.

Thomas F. Corcoran

THOMAS F. CORCORAN

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 **Thomas F. Corcoran**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, on this the 24 day of MAY, 2023.

Lucy Ralph

Notary Public

My Commission Expires:

7.7.25

LUCY RALPH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES JULY 07, 2025

EXHIBIT A

(Legal Description of the Property)

Land in Davidson County, Tennessee, being Lot No. 58 on the Map of Sutton Hill Section of Marengo Park, of record in Plat Book 974, page 67, Register's Office for Davidson County, Tennessee, to which map reference is made for a more complete description.

BEING the same property conveyed to Thomas F. Corcoran, a single man, from Austin S. Adams and wife, Elizabeth Adams, by warranty deed filed for record on July 3, 2017, Instrument Number 20170703-0066814, as of record in the Register's Office for Davidson County, Tennessee.