BILL GARRETT, Davidson County
Trans:T20090053850 DEEDQC
Recvd: 08/07/09 08:34 2 pgs
Fees:12.00 Taxes:0.00
20090807-0074444

Mail to: Southern Land Title & Escrow, Inc.
934 Oldham Drive, Ste 100-A
Nolensville, TN 37135
(615) 776-7461

File #750

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.
Meghan Rowland	(NEW OWNER)	Map 094-01-0-
520 S 13th Street	c/	Parcel 025.00
Nashville, TN 37206		

This instrument prepared by: Southern Land Title & Escrow, Inc., 934 Oldham Drive, Suite 100-A, Nolensville, TN 37135. This instrument was prepared from information furnished by the parties and no title examination was performed by the preparer for this conveyance.

QUITCLAIM DEED

Know all persons by these presents, **Kathryn Kelley**, (hereinafter referred to as the ("Grantor"), does hereby bargain, sell, quitclaim and convey unto **Meghan Rowland,** (hereinafter referred to as the ("Grantee"), all of Grantor's interest in the following described real estate located in **DAVIDSON** County, Tennessee, to-wit:

Tract No. 1: Land in Davidson County, Tennessee, being Lot No. 67, on the Map of Payne Blakemore & Cummings Addition to Nashville, of record in Book 57, page 70, said Register's Office.

SAID Lot fronts 50 feet on the westerly side of South 13th Street and runs back between parallel lines, with the northerly margin of East Side Street, formerly Payne Avenue, 161 feet to a an alley.

Being the same property conveyed to Jack Kelley and wife, Katherine Kelley (aka Kathryn Kelley) by deed from Robert L. Taylor, Trustee with Mildred Meador Smith Sullivan retaining a Life Estate of record in Book 6443, page 945, said Register's Office. The said Jack Kelley and Mildred Meador Smith Sullivan aka Mildred Smith Temple Meadows Sullivan are deceased.

Tract No. 2: Being a portion of the northerly 25 feet of Eastside Avenue, formerly Payne; said parcel fronts 25 feet on the westerly side of South 13th Street and extends back with the southerly line of Lot No. 67 on the Plan of Payne Blakemore & Cummings Addition of record in Book 57, page 70, said Register's Office, a distance of 161 feet. Being part of the property composing Eastside Avenue, which by Bill No. 62-279, City Council of the City of Nashville, Tennessee, was closed, as shown by Instrument of record in Book 3677, page 5, said Register's Office.

Said properties are conveyed subject to such limitations, restrictions, encumbrances, and all matters appearing of record, as may affect the premises.

This is improved real property commonly known as 520 S 13th Street, Nashville, Tennessee, 37206.

STATE OF TENNESSEE} **COUNTY OF WILLIAMSON}**	
The actual consideration or value, whichever is greater for this transfer is $ -0-.	
	Affiant Jamie Kelley
Subscribed and sworn to before me this 31st day of July, 2009. Nelva O. Whited **Notary Public** **My Commission expires:** September 24, 2012	NELVA O. WHITED STATE OF TENNESSEE NOTARY PUBLIC ROBERTSON COUNTY, TENN.

IN WITNESS WHEREOF, the Grantor has caused this Quitclaim Deed to be executed this 31st day of July, 2009.

Kathryn Kelley
Kathryn Kelley

STATE OF TENNESSEE}
COUNTY OF WILLIAMSON}

Before me, the undersigned in and for said county and state, personally appeared **Kathryn Kelley** whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath acknowledged that **SHE** executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nolensville, Tennessee, this 31st, day of July, 2009.

Nelva O. Whited
Notary Public
My Commission Expires: September 24, 2012

NELVA O. WHITED STATE OF TENNESSEE NOTARY PUBLIC ROBERTSON COUNTY, TENN.