Mail after recording to: ☐ PREPARER ☒ GRANTEE Send Tax Statements to: GRANTEE

PREPARER: This document, including legal description, prepared/drafted by:
Address: 3833 Eckhart Dr
City/State/Zip: Nashville,, TN. 37211
Tax Parcel/Lot Identifier Number: LOT 103 GREENWOOD HILLS SEC 4

Name: Steven L Kaatz
Signature: _____
Phone: 615-828-4909

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

THIS QUITCLAIM DEED, executed this 6th day of March, 2009, by and between

GRANTOR	GRANTEE
Steven L Kaatz, an individual, ☒ married ☐ unmarried Tax/Mailing Address: **2116 Iroquois Ct** **Thompsons Station, TN. 37179**	**Steven L. Kaatz**, an individual, ☒ married ☐ unmarried Tax/Mailing Address: **2116 Iroquois Ct** **Thompsons Station, TN. 37179**
AND	**AND**
Luanne B. Kaatz, an individual, ☐ married ☒ unmarried Tax/Mailing Address: **5161 Rice Rd. Apt. 290** **Antioch, TN. 37013**	**Jeanne M. Kaatz**, an individual, ☐ married ☒ unmarried Tax/Mailing Address: **297 Elysian Fields Rd.** **Nashville, TN. 37209**
AND	
Jeanne M. Kaatz, an individual, ☐ married ☒ unmarried Tax/Mailing Address: **297 Elysian Fields Rd.** **Nashville, TN. 37209**	

BILL GARRETT, Davidson County
Trans:T20100054791 DEEDQC
Recvd: 09/01/10 13:55 3 pgs
Fees:17.00 Taxes:0.00
20100901-0069576

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

WITNESSETH, That the Grantor, for good consideration and for the sum of Zero Dollars ($0.00) in hand paid, by Grantee, the receipt of which is hereby acknowledged, does hereby remise, release and quitclaim unto the Grantee all the right, title, interest and claim which the Grantor has in that certain lot or parcel of land situated in the City of Nashville, County of Davidson, State of Tennessee to wit: **SEE ATTACHED DESCRIPTION OF PROPERTY**

Previously referenced as follows: LOT 103 GREENWOOD HILLS SEC 4 of Record in book 4955, page 49, Register's Office for Davidson County, Tennessee.

THE TOTAL DOLLAR VALUE OF THE CONSIDERATION paid for the property described herein is $64,750.00.

THE PROPERTY DESCRIBED HEREIN: a) ☒ is not a part of the homestead of Grantor. b) ☐ is a part of

the homestead of Grantor, and if Grantor is married, the conveyance is joined by both Grantor and Grantor's spouse who hereby release all rights of dower.

~~**TO HAVE AND TO HOLD** the same unto Grantee with all appurtenances thereunto belonging.~~ SSK

And Grantor covenants with Grantee that Grantor and any other person, persons, entity or entities in Grantor's name and behalf or claiming under Grantor shall not or will not hereafter claim or demand any right or title to the premises or any part thereof, but they and each of them shall be excluded and forever barred therefrom except as herein set forth. Right, title, interest and claim hereinabove described is subject to the following exceptions:

ALL EASEMENTS, RIGHTS-OF-WAY, MINERAL RESERVATIONS OF RECORD AND PROTECTIVE COVENANTS, IF ANY.

NOT TO INCLUDE ANY GAS, OIL AND/OR MINERALS, WHICH ARE HEREBY RESERVED BY GRANTOR.

IN WITNESS WHEREOF, The said Grantor has caused these presents to be signed by its duly authorized officer on the day and year first above written.

Steven L Kaatz
Signature of Grantor
Steven L Kaatz
(Print name of Grantor)
Rachel Useltan
Signature of Witness
Rachel Uselton
Print name of Witness

Luanne B. Kaatz
Signature of Grantor
~~Luanne~~ B. Kaatz
(Print name of Grantor)
Rachel Useltan
Signature of Witness
Rachel Uselton
Print name of Witness

Jeanne M Kaatz
Signature of Grantor
Jeanne M. Kaatz
(Print name of Grantor)
Rachel A Useltan
Signature of Witness
Rachel Uselton
Print name of Witness

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ 0
STEVEN L KAATZ
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF Sept 20 10
Deputy Registor

State of Tennessee
County of Davidson

On this the 6th day of March, 20 09, before me personally appeared Steven L Kaatz, Luanne B. Kaatz and Jeanne M. Kaatz, to me known to be the person(s) described in and who executed the foregoing instrument and acknowledged that he/she/they executed the same as his/her/their free act and deed.

Notary Public (Signature)
Derick Rideneur
Printed Name of Notary

Notary Public
Title (Seal)
My Commission Expires: 11/7/2011

DERICK RIDENOUR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES:
November 7, 2011

DESCRIPTION OF PROPERTY
FOR QUITCLAIM DEED DATED
December 13, 2007
Grantor: Steven L. Kaatz Grantor: Luanne B. Kaatz Grantor: Jeanne M. Kaatz
Grantee: Steven L. Kaatz Grantee: Jeanne M. Kaatz

Land in Davidson County Tennessee, being Lot No. 103 on the plan of Section Four, Greenwood hills, of record in Book 4955, page 49, Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

This improved property known as 3833 Eckhart Drive, Nashville, TN 37211

Parcel ID 133120260.00

Derivation clause:

BEING the same property conveyed to Steven L. Kaatz and wife Luanne B. Kaatz, and Jeanne May Kaatz of the record in Book 7286 page 95, Register's office for Davidson County, Tennessee.

Grantor: Steven L Kaatz (Signature)
Grantor: Jeanne M Kaatz (Signature)
Grantor: Luanne B Kaatz (Signature)