This instrument prepared by:
Matthew Brothers, Esq.
2323 21st Avenue South, Suite 502
Nashville, Tennessee 37212
(615) 256-4838

BILL GARRETT, Davidson County
Trans:T20110068061 DEEDQC
Recvd: 10/31/11 13:11 3 pgs
Fees:17.00 Taxes:0.00
20111031-0084471

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ZERO (0).

William J Clinard
Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 28th day of October, 2011.

Becky E Seul
Notary Public
My Commission Expires: 11/7/13

BECKY E. SEUL NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

This Instrument was prepared by information provided by the parties with no title examination being made, and the parties hereto hold Matthew Brothers, Esq. and Pepper & Brothers, PLLC, and their members and employees, harmless from any and all liability in connection herewith.

QUITCLAIM DEED

ADDRESS OF NEW OWNER:
William J. Clinard
Sally C. Clinard
522 & 524 4th Avenue South
Nashville, Tennessee 37210

SEND TAX BILLS TO:
William J. Clinard
Sally C. Clinard
522 & 524 4th Avenue South
Nashville, Tennessee 37210

MAP/PARCEL
93-10 445.00

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00) cash in hand paid by Grantees to Grantors, the receipt of which is hereby acknowledged, **Clinard Properties, L.L.C., Grantor,** by these presents, does hereby quitclaim and convey unto **William J. Clinard and wife, Sally C. Clinard,** as tenants by the entirety, their heirs, successors and assigns, all of Grantor's right, title and interest in and to the following described property in Davidson County, Tennessee, described as follows, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 3 on the Plan of R.B. Owens' Lots, fronting on Cherry Street in the City of Nashville, 50 feet, as bounded as follows:

BEGINNING at the intersection of a 12 foot alley, and Cherry Street, running southwardly with a line of said street 50 feet to a stake; thence eastwardly parallel with said 12 foot alley, 142 feet to one other 12 foot alley; thence northwardly with said alley 50 feet, more or less, to the first named 12 foot alley; thence westwardly with said alley, to the beginning.

BEING the same property conveyed to CLINARD PROPERTIES, L.L.C., a Tennessee limited liability company, by Quitclaim Deed from CLINARD INVESTMENT CO., a Tennessee Partnership composed of William J. Clinard and Farris H. Clinard, III, of record at Instrument No. 20050211-0015974, Register's Office for Davidson County, Tennessee.

WITNESS OUR HAND this 20th day of October, 2011.

Grantor:

CLINARD PROPERTIES, LLC

By: William J. Clinard
William J. Clinard
Its: Member/Chief Manager

By: Sally C. Clinard
Sally C. Clinard
Its: Member/Secretary

AFFIDAVIT

William J. Clinard and Sally C. Clinard hereby swear and affirm that they are the only members of Clinard Properties, L.L.C., a Tennessee limited liability company, and that this real property has never been their principal marital residence.

William J. Clinard
William J. Clinard

Sally C. Clinard
Sally C. Clinard

Sworn and subscribed to me this 20th day of October, 2011.

Becky E Seul
Notary Public

BECKY E. SEUL NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 11/7/11

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public for said State, William J. Clinard, with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence), who upon his oath acknowledged that he is a member of and the Chief Manager of CLINARD PROPERTIES, L.L.C., the within named grantor, is duly authorized to execute this instrument on its behalf, and who acknowledged that he has executed the foregoing instrument on behalf of CLINARD PROPERTIES, L.L.C., for the purposes therein contained.

Witness My Hand this 20th day of October, 2011.

Becky E Seul
NOTARY PUBLIC

My Commission Expires: 11/7/11

BECKY E. SEUL NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public for said State, Sally C. Clinard, with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence), who upon her oath acknowledged that she is a member of and the secretary of CLINARD PROPERTIES, L.L.C., the within named grantor, is duly authorized to execute this instrument on its behalf, and who acknowledged that she has executed the foregoing instrument on behalf of CLINARD PROPERTIES, L.L.C., for the purposes therein contained.

Witness My Hand this 20th day of October, 2011.

Becky E Seul
NOTARY PUBLIC

My Commission Expires: 11/7/11

BECKY E. SEUL NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.