THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND THE PREPARER OF THIS INSTRUMENT SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT, OR LEGAL AND/OR TAX RELATED COUNSEL.

QUITCLAIM DEED

New Owner:	Send Tax Bill To:	Map-Parcel
Aaron Wigginton and Amy Wigginton	New Owner	141-11-A-65CO
7005 Bay Cove Trail		
Nashville, TN 37221		

THIS INSTRUMENT PREPARED BY:

Smith.Sholar.Assoc, PLLC
846 Conference Drive
Suite 4
Goodlettsville, TN 37072

STATE OF Tennessee

COUNTY OF Sumner

The actual consideration or value, whichever is greater, for this transfer is $ 0 .

Affiant

Subscribed and sworn to before me, this the 12th day of December, 2011.

Notary Public
My commission expires: 3/30/14

MICHAEL T. MOSER STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

FOR AND IN CONSIDERATION OF the sum of One Dollar ($1.00) cash in hand paid by Grantee, the receipt of which is hereby acknowledged, Aaron R. Wigginton, married, "Grantor" by these presents, does hereby quitclaim and convey unto Aaron Wigginton and Amy Wigginton, husband and wife, "Grantee", their successors and assigns, all of their right, title, and interest in and to the following described property in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 172 on the plan of ROLLING RIVER ESTATES, PHASE IV, as shown by plat of record in Plat Book 5200, Page 184 and 185, and as amended in Book 5632, page 894, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Aaron R. Wigginton, married, from Matthew S. Ney and wife, Andrea K. Bedford, by Deed dated May 28, 2004, as Instrument No. 20040607-0066548, in the Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

The subject property is __X__improved / ____unimproved property commonly known as: 7005 Bay Cove Trail, Nashville, TN 37221

BILL GARRETT, Davidson County
Trans:T20110081573 DEEDQC
Recvd: 12/27/11 11:03 2 pgs
Fees:12.00 Taxes:0.00
20111227-0100669

Witness my hand this 12th **day of** December, **2011.**

Grantor Aaron R. Wigginton

STATE OF TENNESSEE)
COUNTY OF Davidson **)**

Personally appeared before me, Aaron R. Wigginton, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand at office this 12th **day of** December **2011.**

Notary Public

My Commission Expires 3/31/14.

MICHAEL T. MOSER
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY