12.-

This instrument prepared by:
Chan McCullough
700 Craighead St., Suite 103
Nashville, TN 37204

Address New Owners:
Nancy Ryans
700 Craighead St #103
Nashville, TN 37218

Send Tax Bills to:
SAME

Map Parcel No:
81-7-24

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Johnny Burroughs and wife, Linda Burroughs, do hereby quitclaim unto Nancy Ryans all our interest in the following described tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being a portion of Lots 37 & 38 on the Plan of A.C. Dudley's Subdivision of the McDaniel Tract as of record in Book 161, Page 10, Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

Beginning at a point on the west margin of Eighteenth Avenue, North, said point being 70.11 feet north of the intersection of the northern right-of-way margin of McDaniel Street with the western right-of-way margin of Eighteenth Avenue, North; thence leaving said right-of-way N 86deg. 47' W 101.96 feet to a point; thence N 9 deg 45' E 51.79 feet to a point; thence S 82 deg. 52' 23" E 96.25 feet to a point in the west margin of Eighteenth Avenue, North; thence S 3 deg. 10' W 44 89 feet to the point of beginning, containing 0 11 acres, more or less.

Being the same property conveyed from Roger L. Edwards and wife, Ida L. Edwards by deed to Johnny Burroughs and wife, Linda Burroughs, of record instrument #20040720-0086656, said Register's Office.

This is improved property known as: **2103 18th Av N, Nashville, TN 37208**

WITNESS our hands this 29th day of December, 2011.

Johnny Burroughs

Linda Burroughs
by Johnny Burroughs
attorney in fact

BILL GARRETT, Davidson County
Trans:T20120008938 DEEDQC
Recvd: 02/06/12 13:40 2 pgs
Fees:12.00 Taxes:0.00
20120206-0010554

T.A.1.

STATE OF TENNESSEE
DAVIDSON COUNTY

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Johnny Burroughs, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 29th day of December, 2011.

Commission expires 1/7/2013 Notary Public _____

CHAN MCCULLOUGH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
DAVIDSON COUNTY

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

Ceramista Williams

AFFIANT

Subscribed and sworn to me this 29th day of December 2011.

Commission expires 1/7/2013 Notary Public _____

CHAN MCCULLOUGH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF Davidson

On this 29 day of Dec, 2011, before me personally appeared Johnny Burroughs to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of & Linda Burroughs, and acknowledged that such person executed the same as the free act and deed of Linda Burroughs

Witness my hand and official seal this 29 day of Dec, 2011.

ROBERT F. SPANN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

NOTARY PUBLIC

My Commission Expires 5-20-14