QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 10th DAY OF February, 2012.

Notary Public

MY COMMISSION EXPIRES: 01/07/2013
(AFFIX SEAL)

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

R-SWBC-12-500

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Christine E. Hastings and Vita Dennis	**Christine E. Hastings and Vita Dennis**	
(NAME)	(NAME)	
500 North 17th Street	Same	
(ADDRESS)	(ADDRESS)	**83-6-356.00**
Nashville, TN 37206		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE (S) AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **CHRISTINE E. HASTINGS, UNMARRIED** HEREINAFTER CALLED THE GRANTOR (S), HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO **CHRISTINE E. HASTINGS, UNMARRIED, AND VITA DENNIS, UNMARRIED, AS TENANTS IN COMMON WITH RIGHT OF SURVIVORSHIP,** HEREINAFTER CALLED THE GRANTEE (S), THEIR HEIRS AND ASSIGNS, ALL OF MY RIGHT TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

BEING LAND IN DAVIDSON COUNTY, TENNESSEE, BEING THE SOUTHERLY 80 FEET OF LOT NO. 3 ON THE PLAN OF W. L. HORN'S SPOUT SPRINGS ADDITIONS, AS OF RECORD IN BOOK 57, PAGE 106, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. SAID PART OF LOT NO. 3 FRONTS 80 FEET ON THE WESTERLY SIDE OF NORTH 17TH STREET, FORMERLY HUGHES STREET, AND RUNS BACK BETWEEN PARALLEL LINES, WITH THE NORTHERLY MARGIN OF MCEWEN AVENUE, 170 FEET TO THE LINE BETWEEN LOTS 2 AND 3.

BEING THE SAME PROPERTY CONVEYED BY QUITCLAIM DEED FROM CHRISTINE E. HASTINGS, AN UNMARRIED WOMAN TO CHRISTINE E. HASTINGS AND VITA DENNIS, BOTH UNMARRIED AS TENANTS IN COMMON WITH RIGHT OF SURVIVORSHIP AS RECORDED ON THE 12TH DAY OF JULY, 2011 IN INSTRUMENT NO. 20110712-0053377 AND WARRANTY DEED FROM MARCUS E. HOWARD, JR., UNMARRIED AND JOHN W. HUNT, UNMARRIED TO CHRISTINE E. HASTINGS, AN UNMARRIED WOMAN AS RECORDED ON THE 12TH DAY OF JULY, 2011 IN INSTRUMENT NO. 20110712-0053375, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

FURTHER BEING THE SAME PROPERTY CONVEYED TO CHRISTINE E. HASTINGS BY QUITCLAIM DEED OF RECORD IN Instrument No. 20120216-0013823 **; SAID REGISTER'S OFFICE.**

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

This is
( ) unimproved
(X) improved
property known as 500 North 17th Street Nashville, Tennessee 37206
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

BILL GARRETT, Davidson County
Trans:T20120013140 DEEDQC
Recvd: 02/22/12 15:25 2 pgs
Fees:12.00 Taxes:0.00
20120222-0015564

Witness my/our hand (s) this the 10 day of February, 2012.

Christine E. Hastings

Christine E. Hastings

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 10th day of February, 2012, before me, the undersigned, a Notary Public in and for said County and State, Vita Dennis , the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 10th day of February, 2012.

Notary Public

My Commission Expires: July 13, 2013

KLAUDIO NIKOLLA
NOTARY PUBLIC, STATE OF NEW YORK
QUALIFIED IN NASSAU COUNTY
NO. 01NI6209067
MY COMMISSION EXPIRES JULY 13, 2013

RETURN TO:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212