BILL GARRETT, Davidson County
Trans:T20120020672 DEEDQC
Recvd: 03/22/12 09:24 3 pgs
Fees:17.00 Taxes:0.00
20120322-0024228

File Box 9-B

THIS INSTRUMENT PREPARED BY:
MUDTER & PATTERSON
2000 Richard Jones Road
Suite 110
Nashville, TN 37215
(615) 383-4429

FTEC File No. 30441

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is: $-0-.

Affiant

Subscribed and sworn to before me, this 20th day of March, 2012.

Notary Public

My Commission Expires:

ELIZABETH J. SMITH
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 3, 2015

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
William W. McInnes 116 – 30th Avenue South Nashville, TN 37212	New Owner	104 020 38200

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, M & R Properties, a partnership composed of William W. McInnes and Anthony A. Rose, (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey unto William W. McInnes, his heirs and assigns, all of its right, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described on Exhibit "A" hereto.

This is improved property known as 116 – 30th Avenue South, Nashville, Tennessee 37212.

M & R Properties, a partnership composed of William W. McInnes and Anthony A. Rose, has been dissolved, and this instrument is being executed to convey the interest of the partnership in subject property to William W. McInnes individually.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 27th day of February, 2012.

M & R Properties, a partnership

By: William W. McInnes by Elizabeth A. Rose
William W. McInnes, Partner

By: Anthony A. Rose
Anthony A. Rose, Partner

By: William W. McInnes
William W. McInnes, Partner

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for the County and State aforesaid, William W. McInnes, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged himself to be a partner of M & R Properties, a partnership, the within named bargainor, and that he as such partner, being authorized so to do, executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal at office in Nashville, Tennessee, this the 20th day of March, 2012.

Notary Public

My Commission Expires: _____

GERALD G. PATTERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 3, 2015

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for the County and State aforesaid, Anthony A. Rose, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged himself to be a partner of M & R Properties, a partnership, the within named bargainor, and that he as such partner, being authorized so to do, executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal at office in Nashville, Tennessee, this the 27th day of February, 2012.

Notary Public

My Commission Expires: 11/5/2014

MARGIE CRABTREE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 5, 2014

Exhibit "A"

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Henry George's Subdivision of Part of Lot No. 56 of the Boyd Cockrill Spring Tract, of record in Plat Book 161, page 171, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to M & R Properties, a partnership composed of William W. McInnes and Anthony A. Rose, by deed dated February 25, 1993, from J. Terry Hunter and wife, Mary S. Hunter, of record in Book 8873, page 725, Register's Office for Davidson County, Tennessee. Anthony A. Rose having conveyed his interest in subject property to William W. McInnes to reflect the dissolution of the partnership known as M & R Properties, by quitclaim deed of record in Instrument No. 20020911-0110443, Register's Office for Davidson County, Tennessee. Being further conveyed to William W. McInnes by quitclaim deed from William W. McInnes, as sole remaining partner of M & R Properties, a partnership, of record in Instrument No. 20021011-0124977, Register's Office for Davidson County, Tennessee.