THIS INSTRUMENT WAS PREPARED BY:
Brenda Rhoton Clark, Attorney
1230 Second Avenue South
Nashville, Tennessee 37210
615-244-2445

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is a divorce settlement.

Kelly Bainbridge
Affiant

Subscribed and sworn to before me on this the 08 day of March, 2012.

Marcia N. Davis
Notary Public My Commission Expires: May 08, 2012

QUITCLAIM DEED

Address New Owner As Follows:
Christopher Robert Bainbridge
4309 Oakcrest Lane
Hermitage, TN 37076

Send Tax Bills To:
Wells Fargo Bank, NA
4456 Corporation Lane, Suite 100
Virginia Beach, VA 23462

Map Parcel Numbers:
86-4-A-5CO

FOR AND IN CONSIDERATION OF a Final Decree of Divorce entered in a divorce proceeding styled Christopher Robert Bainbridge v. Kelly Ann Metzgar Bainbridge, Davidson County Circuit Court No. 11D-1944, Kelly Ann Metzgar Bainbridge, by these presents does hereby quitclaim and convey unto Christopher Robert Bainbridge, his successors and assigns, all of her right, title and marital interest in and to the following tract of land:

LAND in Davidson County, Tennessee, being Lot No. 76 on the Plan of Oakcrest, Phase 1-B, of record in Plat Book 6900, at page 385, Register's Office for said County, to which reference is hereby made for a more complete description.

Being the same property conveyed to Christopher Robert Bainbridge and wife Kelly M. Bainbridge, by deed from Alexander Peoples and wife, Betty Jean R Peoples, of record as Instrument Number 20050310-0026732, said Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions of record and property taxes for the current year.

This is improved property is known as 4309 Oakcrest Lane, Hermitage, Tennessee 37076.

Kelly Bainbridge
Affiant / KELLY ANN METZGAR BAINBRIDGE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, KELLY ANN METZGAR BAINBRIDGE, with whom I am personally acquainted, and who acknowledged that she executed the instrument for the purposes therein contained.

Subscribed and sworn to before me this 08 day of March, 2012.

Marcia N. Davis
Notary Public

My Commission Expires: May 08, 2012

BILL GARRETT, Davidson County
Trans: T20120020984 DEEDQC
Recvd: 03/22/12 16:07 1 pgs
Fees: 12.00 Taxes: 0.00
20120322-0024606