THIS INSTRUMENT PREPARED BY:
Laurence M. Papel, Esq.
Baker, Donelson, Bearman, Caldwell & Berkowitz, P.C.
Baker Donelson Center
211 Commerce Street, Suite 800
Nashville, TN 37201

BILL GARRETT, Davidson County
Trans:T20120036570 DEEDQC
Recvd: 05/17/12 15:57 4 pgs
Fees:22.00 Taxes:0.00
20120517-0043024

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
Jesse L. Tate	Same	Map 117-16, Parcel 226
5107 Pheasant Run Trail		16DA-07199
Brentwood, TN 37027		

For and in consideration of the sum of $1.00 cash in hand paid, **Jorge E. Moran** and wife, **Judy E. Moran**, hereinafter collectively the Grantors, do hereby quitclaim and convey unto **Jesse L. Tate**, and wife, **Carolyn H. Tate**, all of their right, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

(SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED BY REFERENCE AS FULLY AS THOUGH COPIED HEREIN)

This is property located at Granny White Pike, Nashville, Davidson County, Tennessee 37215.

This property is sold "as is", "where is" and with all faults, and without any representations or warranties of any kind whatsoever, whether express or implied. Without limiting the foregoing, the property is sold without any implied warranties of merchantability, condition, or fitness for a particular use or purpose.

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

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the GRANTORS have hereunder set their hand this 9th day of May, 2012.

GRANTORS:

Jorge E. Moran

Judy E. Moran

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and seal, at office, in Nashville, Tennessee, this the 9th day of May, 2012.

Notary Public

My Commission Expires: Sept 8, 2013

JANET D. HOLT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and seal, at office, in Nashville, Tennessee, this the 9th day of May, 2012.

Notary Public

My Commission Expires: Sept 8, 2013

JANET D. HOLT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer is $ 0 .

Affiant

Subscribed and sworn to before me, this the 9th day of May, 2012.

Notary Public

My Commission Expires: Sept. 8, 2013

JANET D. HOLT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

EXHIBIT A

Being a 0.02 more or less; acre (851.82, more or less feet, square feet) tract of land lying in the 27th Councilman District of Davidson County, Tennessee. Said tract of land being a portion of the Mary Glenn Mason Hearne Property as of record in Book 4097, Page 143, Register's Office Davidson County, Tennessee.

Beginning at an existing concrete monument lying on the northerly line of the Mary Glenn Mason Hearne Property as of record in Book 4097, Page 143, Register's Office Davidson County, Tennessee, said monument further described as lying on the easterly margin of Granny White Pike, as dedicated, and also being the southwest corner of the Billy R. Potter Property as of record in Book 4516, Page 694., Register's Office Davidson County, Tennessee; thence leaving the said easterly margin of Granny White Pike, as dedicated and running with the said northerly line of Mary Glenn Mason Hearne Property and the southerly line of the said Billy R. Potter Property, south 87° 00' east a distance of 176.26 feet to an existing monument, said monument further described as being the southeast corner of the said Billy R. Potter Property and the southwest corner Katharine A. Duke Property as of record in Book 2640, Page 365, Register's Office Davidson County, Tennessee; thence leaving the said northerly line of Mary Glenn Mason Hearne Property and the said southerly line of Billy R. Potter Property south 87° 32' 26" west a distance of 101.61 feet to an existing monument; thence north 79° 40' west a distance of 75.73 feet to a monument and the point of beginning contain 0.02 more or less, acres (851.82, more or less square feet).

Being the same property conveyed to Jorge E. Moran and wife, Judy E. Moran and Jesse L. Tate and wife, Carolyn H. Tate by quitclaim deed from Billy R. Potter as of record in Book 6704, Page 856, Register's Office for Davidson County, Tennessee.