BILL GARRETT, Davidson County
Trans:T20120038176 DEEDQC
Recvd: 05/24/12 09:00 2 pgs
Fees:12.00 Taxes:0.00
20120524-0044969

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|---|---|
| ***THIS INSTRUMENT PREPARED BY:***<br>***Gweyn Thomas, Attorney at Law***<br>***BPR # 24366***<br>**ICS Law Group, P.C.**<br>*370 Mallory Station Road, Suite 521*<br>*Franklin, TN 37067*<br>*(615) 224-1290*<br><br>This instrument was prepared upon information furnished by the parties. | *STATE OF TE*<br>*COUNTY OF WILLIAMSON }*<br><br>*The actual consideration or value, whichever is greater, for this transfer is $-0-.*<br><br>Gweyn Thomas<br>*Affiant*<br>*Sworn to and subscribed before me this 22nd day of May, 2012*<br>Mary M. Snipes<br>*Notary Public*<br><br>*My commission expires:* MY COMMISSION EXPIRES MAY 18, 2014 |

MARY M. SNIPES STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

**Name and Address of New Owner**:
The Libardi Family Trust, David A. Libardi and Patricia M. Libardi, Trustees
114 Glass Springs Lane
Franklin, TN 37064

**Send Tax Bills To:**
Same

| **Street Address of Subject Property:** | **Map Group and Parcel:** |
|---|---|
| 5105 Nevada Avenue<br>Nashville, TN 37209 | 091-15-0-385.00 |

## QUITCLAIM DEED

**FOR AND IN CONSIDERATION** of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **David A. Libardi and Patricia M. Libardi, husband and wife,** hereinafter called "**Grantor,**" hereby conveys and quitclaims unto **The Libardi Family Trust, David A. Libardi and Patricia M. Libardi, Trustees,** hereinafter called "**Grantees,**" their heirs and assigns, all of their right, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Being part of Block No. 16 on the plan of Realty Savings Bank and Trust Company's Revised Plan of West Extension of Charlotte Park Company's First Addition, of record in Book 421, page 18, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Said part of Block No. 16 fronts 40 feet on the southerly side of Nevada Avenue formerly 3rd Avenue and runs back between parallel lines, parallel with 120 feet west of the westerly margin of 51st Avenue, North, 150 feet to an alley.

Being the same property conveyed to David A. Libardi and Patricia M. Libardi, husband and wife, by deed from Mark A. Rowan, married on July 19, 2010, of record in Instrument Number 20100722-0057293, Register's Office for Davidson County, Tennessee.

The property is subject to all and any existing easements and restrictions as shown of record including those shown on the plan of record in Book 421, page 18, Register's Office, Davidson County, Tennessee.

**WITNESS** my hand this 22nd day of May, 2012.

**GRANTOR**

**GRANTOR**

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**STATE OF TENNESSEE ]**
**COUNTY OF WILLIAMSON ]**

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, **David A. Libardi and Patricia M. Libardi**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath, acknowledged themselves, the within named bargainors, and that they executed the foregoing instrument for the purposes therein contained.

**WITNESS** my hand and seal at Franklin, Tennessee, the day and year first above written.

MARY M. SNIPES
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

**NOTARY PUBLIC**

**My commission expires:** MY COMMISSION EXPIRES ~~MAY 18, 2014~~

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