BILL GARRETT, Davidson County
Trans:T20120043529 DEEDQC
Recvd: 06/13/12 11:07 2 pgs
Fees:12.00 Taxes:0.00
20120613-0051628

THIS INSTRUMENT PREPARED BY:
Judy S. Wells, Attorney
7101 Executive Center Drive, #151
Brentwood, TN 37027

NEW OWNER:	**SEND TAX BILLS TO:**	**MAP/PARCEL:**
Bogue M..Waller, Jr.	NEW OWNER	117-1-186
~~1618 Otter Creek Road~~ 3105 Woodlawn Dr.		
Nashville, TN 37215		

This instrument was drafted from information furnished by the parties. No representation or warranty is made by the preparer as to the accuracy of anything set forth herein. The parties have waived performance of a title search, title opinion letter or title insurance by the preparing attorney.

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that I, **Cynthia Waller,** for and in consideration of Ten and no/100's ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, have bargained and sold and do hereby convey remise, release and forever quitclaim unto **Bogue M. Waller, Jr.,** all my interest, if any whether marital or otherwise, in and to a certain tract of land in Davidson County, Tennessee, described as follows:

TRACT 1:

Land in Davidson County, Tennessee, BEING Lot No. 6 on the Plan of First Revision Forrest Park Subdivision, as of record in Plat Book 9700, page 240, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete description thereof.

TRACT 2:

Land in Davidson County, Tennessee, being a portion of Woodleigh Drive between Forrest Park Avenue and Woodlawn Drive, as closed pursuant to Ordinance No. 096-256

BEING the same property conveyed to Cynthia Waller and husband, Bogue M. Waller, Jr. by deed from Brett L. Thorstad and wife, Mary H. Thorstad, of record in Book 11053, page 951, Register's Office for Davidson County, Tennessee.

This is improved property known as 3201 Woodlawn Drive, Nashville, TN 37215.

This instrument and the interest released and quitclaimed are subject to such limitations, encumbrances, easements and restrictions as may affect the premises.

WITNESS my hand this the 6th day of June, 2011.

Cynthia Waller

Cynthia Waller

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared **Cynthia Waller,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon her oath acknowledged herself to be the within named bargainor, and that she executed the foregoing instrument of her own free will for the purposes therein set forth.

Witness my hand and official seal at office on this the 6TH day of JULY, 2011.

Notary Public

My Commission Expires: JULY 8, 2013

STEVEN T. MORRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 8, 2013

STATE OF TENNESSEE
COUNTY OF _____

The actual consideration for this transfer is $0.00.

_____
Affiant

Sworn to and subscribed before me this the _____ day of _____, 2011.

_____
Notary Public

My commission expires:

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0, Affiant
Subscribed and sworn before me this the 13TH Day of June, 2012.
Deputy Register