QUITCLAIM DEED

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF July, 2012.

Notary Public

MY COMMISSION EXPIRES: 01/07/2013
(AFFIX SEAL)

G-MFR-12-6020

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Ave. South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
William A. Spaniard, and wife Jenny L. Dematteo and David Mistakovich (NAME)	**Same** (NAME)	
6020 Frontier Lane (ADDRESS)	**6020 Frontier Lane** (ADDRESS)	
Nashville, TN 37211 (CITY) (STATE) (ZIP)	**Nashville, TN 37211** (CITY) (STATE) (ZIP)	**172-2-15.00**

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED **William A. Spaniard** GRANTEE AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, I **William A. Spaniard** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO **William A. Spaniard** and wife **Jenny L. Dematteo And David Mistakovich*** HEREINAFTER CALLED THE GRANTEE, THEIR HEIRS AND ASSIGNS, ALL OF MY RIGHT TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

*unmarried-all as tenants in common with rights of survivorship

Land in Davidson County, Tennessee, being Lot 16, RE-SUBDIVISION OF LOTS 16 AND 17 SHOWING LOT NOS. 16 AND 17 ON THE PLAN OF THE HIGHLANDS, SECTION 3 IN BOOK 5050, PAGE 14, as shown on plat of record in Plat Book 11190, Page 146, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to William A. Spaniard, a married person from Pamela D. Hooper a married person by Quitclaim Deed, recorded on 7/23/12 in Instrument No 20120723-0064355 in Register's office of Davidson County, Tennessee.
Being the same property conveyed to William A. Spaniard, a married person and Pamela D. Hooper, a married person by Warranty Deed from Joseph S. Bradley and wife, Noemi Bradley, recorded on the 21st day of May, 2008 in Instrument No. 20080521-0052204, Scrivener's Affidavit recorded in Instrument No. 20080716-0072776, in the Register's Office of Davidson County, Tennessee

property known as **6020 Frontier Lane Nashville, Tennessee 37211**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

William A. Spaniard

Witness my/our hand (s) this the 20th day of **July, 2012.**

STATE OF Tennessee
COUNTY OF Davidson

BILL GARRETT, Davidson County
Trans: T20120060212 DEEDQC
Recvd: 08/14/12 08:22 1 pgs
Fees: 12.00 Taxes: 0.00
20120814-0072390

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, WILLIAM A. SPANIARD, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 20th day of July, 2012

Megan Paulus
Notary Public

My Commission Expires: 1-9-16

MEGAN PAULUS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY