Instrument Prepared By:

Esquire Title & Escrow, Inc.
30 Burton Hills Blvd., Suite 200
Nashville, TN 37215

The Actual Consideration or Value, whichever is greater, for this transfer is $ -0-

Affiant

Subscribed and sworn to before me this 9th day of August 2012.

Notary Public

My Commission Expires: 11/5/2014

THERESA L. SMITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 5, 2014

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Map-Parcel Numbers:
William Daniel Oakley **707 42nd Avenue North** **Nashville, TN 37209**	**SAME**	**91-12-143 & 91-12-142**

FOR AND IN CONSIDERATION of One and No/100 ($1.00) Dollar cash in hand paid, the receipt of which is hereby acknowledged, **Curtis Groves**, by these presents does hereby transfer and quitclaim and convey unto **William Daniel Oakley,** his successors and assigns, all of his rights, title, and interest in and to the following described tract of land:

Lots 49, 51, 53 and 55, Block 54, West Nashville Plan No. 1, as shown on plat of record in Plat Book 57, Pages 74-75, in the Register's Office, Davidson County, Tennessee, to which plan reference is hereby made for a more particular description of said property.

Being the same property conveyed to Daniel Oakley and Curtis Groves by deed from Tamay Ozari, unmarried of record in Instrument No. 20041122-0139914, Register's Office for Davidson County, Tennessee.

This is improved property, **600 45th Avenue North, Nashville, TN 37205.**

WITNESS my hand this 9th day of **August, 2012.**

Curtis Groves

STATE OF Tennessee
COUNTY OF Davidson

On this 9th day of **August, 2012**, before me, a Notary Public, within and for the State and County aforesaid, personally appeared **Curtis Groves** the bargainors with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand this 9th day of **August, 2012.**

Notary Public

My Commission Expires: 11/5/2014

THERESA L. SMITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 5, 2014

BILL GARRETT, Davidson County
Trans:T20120060926 DEEDQC
Recvd: 08/15/12 14:10 1 pgs
Fees:12.00 Taxes:0.00

20120815-0073110