RETURN TO:

Cornerstone Title & Escrow
115C Graylynn Drive
Nashville, TN 37214

QUITCLAIM DEED

MICHAEL P KEARNEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-08-2016

(AFFIX SEAL)

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 .

Notary Public

MY COMMISSION EXPIRES: 3-8-2016

THIS INSTRUMENT WAS PREPARED BY
Cornerstone Title & Escrow, LLC, 115 C Graylynn Drive, Nashville, TN 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Susan Williamson	SAME	084l101790O
(NAME)	(NAME)	
2307 Modena Dr.	SAME	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	SAME	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Susan Williamson, an unmarried woman HEREINAFTER CALLED THE GRANTORS, HEREBY QUITCLAIMS TO, **Susan G. Whalen and Mark A. Whalen, wife and husband**, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL HIS/HER/THEIR RIGHT, TITLE AND INTEREST IN A CERTAIN TRACT OR PARCEL OF LAND IN **Davidson** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows to wit:

Land in Davidson County, Tennessee,, being Lot No. 194 on the Map of Maplecrest Subdivision, of record in Book 1835, Page 27 and 28, Register's Office for said County,

Said Lot No. 194 fronts 95 feet on the south side of Modena Drive and runs back between parallel lines 150 feet to a dead line.

Being the same property conveyed to Susan Williamson, by Warranty Deed dated August 27, 2010 and filed for record on August 31,2010 in instrument #20100831-0068918

THIS CONVEYANCE IS SUBJECT TO Map in Book 1835, Page 27 and 28 and any and all restrictions, easements, setback lines, conditions, plat of record, and encumbrances of record in the Register's Office for the aforesaid County.

This Quitclaim Deed was prepared using the prior recorded Warranty Deed, no search was conducted; therefore, the preparer does not warrant the title and no title insurance has been issued.

Unimproved ☐
This is improved ☑ property, known as 2307 Modena Dr., Nashville, TN 37214

WITH THE HEREDITAMENTS AND APPURTENANCES THERETO APPERTAINING, HEREBY RELEASING ALL CLAIM TO HOMESTEAD THEREIN. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my/our hands September 12, 2012.

Susan Williamson N/K/A
Susan Williamson n/k/a Susan G. Whalen

Susan G. Whalen

Mark A. Whalen

BILL GARRETT, Davidson County
Trans:T20120070056 DEEDQC
Recvd: 09/17/12 16:06 2 pgs
Fees:12.00 Taxes:0.00
20120917-0084511

State of Tennessee

County of Davidson

Personally appeared before me, Michael P. Kearney (notary public), Susan G. Whalen and Mark A. Whalen the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person(s) executed the within instrument for the purposes therein contained.

Witness my hand and official seal.

Notary Public

My Commission Expires: 3-8-2016

MICHAEL P KEARNEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-08-2016