This Instrument Prepared By:
Baker, Donelson, Bearman, Caldwell & Berkowitz, PC
Suite 800, 211 Commerce Street
Nashville, Tennessee 37201

BILL GARRETT, Davidson County
Trans:T20120091033 DEEDQC
Recvd: 11/29/12 15:03 2 pgs
Fees:12.00 Taxes:0.00
20121129-0109719

QUITCLAIM DEED

ADDRESS NEW OWNER:
Charles Henry Duff
264 Cedarcreek Drive
Nashville, TN 37211

SEND TAX BILLS TO:
Same

MAP & PARCEL:
173 01 0 003.00

For and in consideration of the sum of $10.00 cash in hand paid, and in compliance with the Final Decree of Divorce granted in the Circuit Court for Davidson County, Tennessee in Case No: 11D2287, **VIRGINIA LEA DUFF**, hereinafter the Grantor, does hereby quitclaim and convey unto **CHARLES HENRY DUFF** all her interest in and to a certain tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

> Land in Davidson County, Tennessee, being Lot No. 86 on the Plan of Cedarwood Estates, Section 2, of record in Plat Book 4860, Page 58, Register's Office for said County, to which reference is made for a more complete property.
>
> Being the same property conveyed by deed of record in Book 8977, Page 957, Register's Office for Davidson County, Tennessee.

This is improved property known as 264 Cedarcreek Drive, Nashville, TN 37211.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the property.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the GRANTOR has hereunder set her hand this 27 day of November, 2012.

GRANTOR:

Virginia Lea Duff

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named **Virginia Lea Duff**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledges that she executed the within named instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this the 27th day of November, 2012.

Notary Public

My Commission Expires:

1-7-13

My Commission Expires:
January 7, 2013

JULIAN FLOURNOY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

This instrument is exempt from Tennessee recording tax pursuant to Tennessee Code Annotated Section 67-4-409(a)(3)(E).