BILL GARRETT, Davidson County
Trans:T20120095887 DEEDQC
Recvd: 12/14/12 14:07 2 pgs
Fees:12.00 Taxes:0.00
20121214-0115469

This Instrument Prepared By & Return to:
Brentwood Title & Escrow, LLC.
320 Seven Springs Way, Suite 150
Brentwood, TN 37027
BW121605

Information in this document furnished by the parties and relied upon by the preparer of this document.

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, receipt of which is hereby acknowledged, I, **Richard J. Flora, unmarried,** do hereby bargain, sell, release, remise, quitclaim and convey unto **Richard J. Flora, a married man,** all my rights, title and interest in and to the following described real estate, to-wit:

Improved Property Known As: 604 Sandy Spring Trail, Madison, TN 37115

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows to-wit:

LAND in Davidson County, Tennessee, being Lot No. 112 on the Plan of Heron Walk, Phase Two, Section Five, of record in Plat Book 9700, Page 923, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lot.

BEING the same property conveyed to Richard J. Flora, unmarried, by Warranty Deed from Mary J. Manning George and husband, Michale George, dated 6/24/05 and recorded 8/17/05 in Instrument No. 20050817-0097665, in the Register's Office of Davidson County, Tennessee.

_____
Initial(s).

IN TESTIMONY WHEREOF I have hereunto set my hand and seal this 7th day of December, 2012.

_____
Richard J. Flora

STATE OF TENNESSEE
COUNTY OF Davidson

On this 7th day of December, 2012, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Richard J. Flora** to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and who acknowledged the execution of same on their behalf to be his/her/their free act and deed.

_____
Notary Public

KAYLA E. LODGE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 3, 2016

5/3/2016
My Commission Expires:

STATE OF TENNESSEE
COUNTY OF Davidson

I/we hereby swear or affirm that to the best of affiants knowledge, information, and belief, the actual consideration for this transfer is $0.00.

Rita Barby
Affiant

Subscribed and sworn to before me this 7th day of December, 2012.

Kayla E. Lodge
Notary Public

My Commission Expires: 5/3/2016

KAYLA E. LODGE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 3, 2016

Tax/Map ID & Parcel:
052-08-0A-321.00 CO

New Owners:
Richard J. Flora
604 Sandy Spring Trail
Madison, TN 37115

Send Tax Bills to :
Richard J. Flora
604 Sandy Spring Trail
Madison, TN 37115