This Instrument Prepared By:
Sherrard & Roe PLC (WLH)
150 3rd Ave. South, Suite 1100
Nashville, TN 37201

BILL GARRETT, Davidson County
Trans:T20120097013 DEEDQC
Recvd: 12/19/12 12:14 2 pgs
Fees:12.00 Taxes:0.00
20121219-0116907

**QUITCLAIM DEED**

| Address New Owners: | Send Tax Bills To: | Map/Parcel Number: |
|---|---|---|
| Mindy Wright<br>1138 Warrior Drive<br>Franklin, TN 37064 | same | 107 05 0 071.00 |

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, the undersigned, Joyce B. Wright (the "Grantor"), does hereby quitclaim, transfer and convey all her right, title and interest in and to the following described property to Mindy Wright (formerly Mindy Wright Raines) (the "Grantee"), in fee simple, said property being a tract or parcel of land in Davidson County, State of Tennessee (the "Property"), more particularly described as follows:

> Land in Davidson County, Tennessee, being Lot No. 79 on the Plan of Bel Air, Section I, as of record in Book 2900, pages 27 and 28, Register's Office for said County.
>
> Said Lot fronts 65.4 feet on the southerly side of Dabbs Avenue and runs back 174 feet on the easterly line and 162.4 feet on the westerly line to a dead line in the rear on which it measures 65 feet.
>
> Being the same property conveyed to Joyce B. Wright by deed from Robert E. Martin, Jr., and wife, Eva Jane Martin, of record in Book 4240, page 232, Register's Office for Davidson County, Tennessee.
>
> The legal description is the same as the previous deed of record.
>
> This is improved property known as 1937 Dabbs Avenue, Nashville, Tennessee.

The Property is conveyed expressly subject to all limitations, restrictions, and encumbrances as may affect the Property.

IN WITNESS WHEREOF, the Grantor has executed this instrument to be effective as of the 18th day of December, 2012.

Joyce B. Wright, Grantor

609058.2 01258-002

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Before me, a Notary Public in and for the County and State aforesaid, personally appeared Joyce B. Wright, Grantor, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, this 18th day of December, 2012.

Notary Public

My Commission Expires: 9/8/2013

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

BEVERLY SEBASTIAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
Beverly Sebastian
My Commission Expires
September 8, 2013
STATE OF TENNESSEE

The actual consideration for this transfer is zero dollars ($0.00).

Affiant

Subscribed and sworn to before me this 18th day of December, 2012.

STACIE L. BEISHUIZEN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
Stacie L. Beishuizen
My Commission Expires
June 21, 2016
STATE OF TENNESSEE

Notary Public

My Commission Expires: 6.21.16