This Instrument Prepared By and After Recording Should Be Returned To:
WYATT, TARRANT & COMBS, LLP
(BAS)
2525 West End Avenue, Suite 1500
Nashville, Tennessee 37203

QUITCLAIM DEED

Address New Owner(s):	Send Tax Bills To:	Map & Parcel No.:
William Stuart Hartley 2716 W. Linden Avenue Nashville, TN 37212-5230	Same	10415014000

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **DUNE OAKS, LLC**, a Kentucky limited liability company (hereinafter "Grantor"), does hereby quitclaim and convey unto **William Stuart Hartley,** an individual (hereinafter "Grantee"), all of Grantor's right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee and described with greater particularity in **Exhibit A**, attached and incorporated by reference (the "Property").

This is improved property known as 2716 W. Linden Avenue, Nashville Davidson County, Tennessee, 37212-5230. The Property is conveyed subject to all limitations, matters that would be shown on a survey, and all restrictions, encumbrances and matters as may affect the Property, including without limitation all zoning restrictions, and irrespective of whether such limitations, matters, restrictions, encumbrances and matters are of record.

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BILL GARRETT, Davidson County
Trans:T20120099195 DEEDQC
Recvd: 12/27/12 15:43 4 pgs
Fees:22.00 Taxes:0.00
20121227-0119635

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 24th day of December, 2012.

GRANTOR:

DUNE OAKS, LLC

By: _____
Mary Sturgill Hartley, Member and Manager

STATE OF Kentucky)
COUNTY OF Garrard)

The actual consideration for this transfer is $ -0- .

_____
William Stuart Hartley (Affiant)

Subscribed and sworn to before me, this 24th **day of** December **, 2012.**

_____
NOTARY PUBLIC

My Commission Expires:

12-12-15

NOTARY PUBLIC STATE AT LARGE KENTUCKY SHEILA J. TAYLOR

*The preparer of this Quitclaim Deed has not reviewed a survey or restrictive covenants, etc. for purposes of the conveyance.

STATE OF Kentucky)
COUNTY OF Garrard)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Mary Sturgill Hartley, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be a Member and Manager of Dune Oaks, LLC, the within-named bargainor, a Kentucky limited liability company, and that she as such authorized Member and Manager, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the limited liability company by herself as such Member and Manager.

Witness my hand and seal at office in the aforesaid state and county, this 24th day of December, 2012.

Notary Public

My Commission Expires:
12-12-15

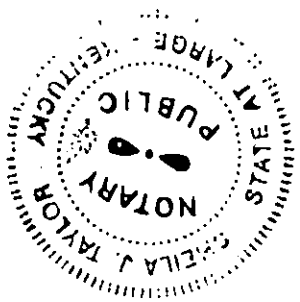


EXHIBIT A

REAL PROPERTY DESCRIPTION

That certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit: being the westerly one-half of Lot No. 13 on the Map of Sunset Park Subdivision, as of record in Book 332, Page 132. Said westerly one-half of Lot No. 13 fronts 50 feet on the northerly side of West Linden, formerly Sunset Avenue, and runs back 163.8 feet more or less on the easterly line and 163.9 feet on the westerly line, to a dead line in the rear, measuring 50 feet thereon.

Being the same property conveyed to Dune Oaks, LLC, by Quitclaim Deed from Mary S. Hartley and husband, J. Cooper Hartley, of record at Instrument Number 20090126-0006791, Register's Office for Davidson County, Tennessee.