BILL GARRETT, Davidson County
Trans:T20130000778 DEEDQC
Recvd: 01/03/13 14:07 2 pgs
Fees:12.00 Taxes:0.00

20130103-0000923

THIS INSTRUMENT PREPARED BY:
Lakeside Title & Escrow, LLC
833 Wren Rd Suite A
Goodlettsville, TN 37072

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Map and Parcel:
Shannon Finnegan	Shannon Finnegan	161110A04200CO
384 Huntington Ridge Drive	384 Huntington Ridge Drive	
Nashville TN, 37211	Nashville TN, 37211	

THIS QUITCLAIM DEED made and entered into on the day and date last written by and between, Carlton Scott, unmarried, hereinafter referred to as the "GRANTOR" Shannon Finnegan, unmarried, and hereinafter referred to as the "GRANTEE":

WITNESSETH

FOR AND IN CONSIDERATION of the sum of One and No/100 ($1.00) Dollars cash in hand paid, the receipt of which is hereby acknowledge, and other good and valuable consideration, Carlton Scott, unmarried, has this day quitclaimed unto Shannon Finnegan, unmarried, any right, title and interest in and to certain real property located in Davidson County, being more particularly described as follows, to wit:

Property known as 384 Huntington Ridge Drive Nashville, TN 37211, County of Davidson

Land in Davidson County, Tennessee, being Lot No. 42 on the Plan of Huntington Ridge Townhouses, as of record in Book 4675, Page 9, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Shannon Finnegan and Carlton Scott by deed from Bradley D. Holland dated 1/8/2001 filed of record in Instrument No. 20010405-0033608, said Register's Office.

Tax Map and Parcel ID is as follows 161110A04200CO

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

In Witness Whereof, the undersigned has hereunto set his hand on this the 21st day of December, 2012

THIS QUIT CLAIM DEED IS BEING EXECUTED PURSUANT TO MARITAL DISSOLUTION AGREEMENT OF RECORD AS DOCKET 12D854 IN THE CIRCUIT COURT FOR DAVIDSON COUNTY, TENNESSEE, AND DATED 10/2/2012

JUANITA COPELAND NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

Carlton Scott

state of Tennessee County of Davidson Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Carlton Scott, with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal at Davidson County, TN this 21st Day of December 2012.

Juanita Copeland
Notary Public

Commission Expiration 5-5-15

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

Shamar Jiny
Affiant

JUANITA COPELAND NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

Subscribed and sworn to before me this 21 day of December 2012.

Juanita Copeland
Notary Public
Commission Expiration