THIS INSTRUMENT PREPARED BY:
Clarity Title, LLC
100 C- Hazel Path
Hendersonville, TN 37075
12-0964

BILL GARRETT, Davidson County
Trans:T20130011828 DEEDQC
Recvd: 02/12/13 08:44 2 pgs
Fees:12.00 Taxes:0.00
20130212-0014158

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Map and Parcel:
Gordon R. Bernard	Gordon R. Bernard	10410019400
509 Fairfax Ave.	509 Fairfax Ave.	
Nashville, Tennessee 37212	Nashville, TN 37212	

THIS QUITCLAIM DEED made and entered into on the day and date last written by and between Yvonne D. Bernard, hereinafter referred to as the "GRANTOR" and Gordon R. Bernard and Yvonne D. Bernard, husband and wife, hereinafter referred to as the "GRANTEES":

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 acknowledged, and other good and valuable consideration, **Yvonne D. Bernard**, has this day quitclaimed unto **Gordon R. Bernard and Yvonne D. Bernard, husband and wife**, any right, title and interest in and to certain real property located in Davidson County, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 8 of Block 5 on the Plan of Fairfax Place, as of record in Book 547, page 137 and 138, Register's Office for said County.

Said Lot No. 8 fronts 75 feet of the southerly side of Fairfax Avenue and runs back between parallel lines 176 feet to the northerly line of Lot No. 13.

Being the same property conveyed to Yvonne D. Bernard from Gordon R. Bernard by deed dated 09/03/2009 filed for record on 09/10/2009 in Instrument No. 20090910-0084854, in the Register's Office for Davidson County, Tennessee.

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

IN Witness Whereof, the undersigned has hereunto set her hand on this the 31 day of January, 2013.

YDB

Yvonne D. Bernard

Yvonne D. Bernard

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and official seal this 31 day of January, 2013.

JAKE CRUM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

NOTARY PUBLIC

My commission expires:

My Commission Expires:
May 20, 2014

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OF THIS TRANSFER IS $ 0

AFFIANT

Subscribed and sworn to before me this 31 day of January, 2013.

NOTARY PUBLIC

My commission expires:

JAKE CRUM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires:
May 20, 2014