THIS INSTRUMENT PREPARED BY:

Wagon Wheel Title & Escrow, LLC
202 South 11th Street
Nashville, TN 37206
615.650.5100

BILL GARRETT, Davidson County
Trans:T20130012901 DEEDQC
Recvd: 02/14/13 15:50 2 pgs
Fees:12.00 Taxes:0.00
20130214-0015351

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	
Troy D. French 2305 Scott Avenue Nashville, TN 37216	New Owner	Map: 72-10 Parcel: 271

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, Rose Marie French, married by these presents does hereby quitclaim and convey unto Troy D. French, unmarried, his heirs, successors and assigns, all her right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being the northerly parts of Lots Nos. 28, 29 and 30, on the plan of Montgomery Heights, part of Litton Land, as of record in Book 332, page 47, Register's Office for said county.

Said parts of Lots Nos. 28, 29 and 30 front 88 feet on Scott Avenue and run back between parallel lines 157 feet to a dead line.

Being the same property conveyed to Rose Marie French and Troy D. French from Kathy J. Byers, Trustee, and to Kathy J. Byers, Trustee from Rose Marie French, by deed of record at Instrument Number 20010711-0073984, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Rose Marie French by deed from Ronald E. Fults, Trustee, of record in Book 5164, page 765, Register's Office for Davidson County, Tennessee.

This is improved property known as: 2305 Scott Avenue, Nashville, TN 37216.

This property is not grantor's residence.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Subscribed and sworn to before me this the 7th day of February, 2013.

Kristen Booth
Affiant

My commission expires: 7-8-13
(Affix Seal)

Notary Public

STEVEN T. MORRIS
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY
My Commission Expires JULY 8, 2013

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 7th day of February, 2013.

Rose Marie French

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Rose Marie French, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 7th day of February, 2013.

Notary Public