THIS INSTRUMENT WAS PREPARED BY:
ANCHOR TITLE, LLC
348 COOL SPRINGS BLVD. SUITE A
FRANKLIN, TENNESSEE 37067

STATE OF TENNESSEE)
)
COUNTY OF Williamson)

The actual consideration for this transfer is NONE.

Affiant

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

NOTARY PUBLIC

My Commission Expires: 6-28-15

APRIL G. NICHOLS STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Property Address and
Address New Owner as Follows:
Frank Marks
2600 Bluefield Ave
Nashville, TN 37214

Send Tax Bills to: SAME

Map-Parcel Numbers
095-04-0 204.00

BILL GARRETT, Davidson County
Trans:T20130015886 DEEDQC
Recvd: 02/26/13 13:41 2 pgs
Fees:12.00 Taxes:0.00
20130226-0019139

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that Lyman O. Heidtke, heir of Richard Lloyd Heidtke (now deceased), a one-half undivided interest, for and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, has/have bargained and sold, and do/does hereby convey, remise, release and forever quitclaim unto Frank Marks, their/his/her heirs and assigns, their/his/her entire right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described as follows:

A certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit;
Being the westerly part of Lot No. 1 on the map of Bluefields Subdivision, of record in Book 843, page 16, Register's Office for Davidson County, Tennessee and also being the westerly part of Lot No. 1 on Map of the Re-Subdivision of Lots No. 1 and 2 inclusive by R. D. Stanford, not of record, and described as follows;

Beginning at a point on the northerly margin of Bluefields Avenue 70 feet west of the common corner of Lot Nos. 1 and 2 in Bluefields Subdivision, of record in Book 843, page 16, said Register's Office, and 5 feet west of the common corner of Lots Nos. 1 and 2 of the Re-subdivision; thence in a northwesterly direction, along the margin of Bluefield Avenue, 283.6 feet to a point at the beginning of a curve; thence around said curve northeasterly 35.7 feet to a point in the southerly margin of the New Lebanon Road; thence with the margin of the same, easterly 188.6 feet to a point, the beginning of the Viaduct; thence Southerly 20 feet to a point; thence easterly, with the viaduct, 90.7 feet to a point which is 83.7 feet west of the dividing line between Lot Nos. 1 and 2 in Bluefields Subdivision, of record in Book 843, page 16, said Register's Office, and being 10 feet west of the corner of Lots Nos. 1 and 2 of the Re-subdivision; thence in a southwesterly direction 228 feet more or less to the beginning.

Being the same property conveyed to Richard Lloyd Heidtke (now deceased), a one-half undivided interest and Dorothy G. Heidtke, a one-half undivided interest by Warranty Deed dated

April 15, 1986 and recorded April 17, 1986 in Book 6831, page 45, Register's Office for Davidson County, Tennessee.

Dorothy G. Heidtke, conveyed her one-half undivided interest to Frank Marks on January 30, 2007 in Instrument Number 20070214-0018649, said Register's Office.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may effect the premises.

WITNESS my hand this 7th day of February, 2013.

Lyman O. Heidtke, Heir of Richard Lloyd Heidtke
(now deceased)

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

Personally appeared before me, Dianne K. Shelby, a Notary Public in and for said County and State, the within named Lyman O. Heidtke, the Grantor(s), with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they/he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 7th day of February, 2013.

DIANNE K. SHELBY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires January 9, 2016

NOTARY PUBLIC

My Commission Expires: January 9, 2016