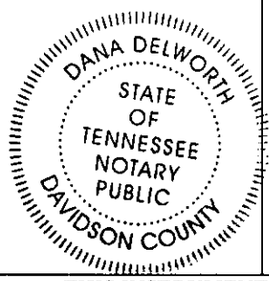
# QUITCLAIM DEED




STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF February, 2013.

Notary Public

MY COMMISSION EXPIRES: 10/18/2016
(AFFIX SEAL)

R-KW-13-1005

**THIS INSTRUMENT WAS PREPARED BY**
**Rudy Title & Escrow, LLC**
**2012 21st Avenue South**
**Nashville, TN 37212**

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP / PARCEL NUMBER (S) |
|---|---|---|
| **Michael and Peggy Burkhalter** (NAME) | **Farmington Financial Group LLC** (NAME) | |
| **1005 West Grove Avenue** (ADDRESS) | **2002 Richard Jones Road Suite 300A** (ADDRESS) | |
| **Nashville, TN 37203** (CITY) (STATE) (ZIP) | **Nashville, TN 37215** (CITY) (STATE) (ZIP) | **105-09-0-315.00** |

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE (S) AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, I/WE **Peggy C. Burkhalter, married** HEREINAFTER CALLED THE GRANTOR (S), HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO **Michael T. Burkhalter and Peggy C. Burkhalter, husband and wife**, HEREINAFTER CALLED THE GRANTEE (S), THEIR HEIRS AND ASSIGNS, ALL OF MY RIGHT TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

**LAND IN DAVIDSON COUNTY, TENNESSEE, BEING THE WEST 45 FEET OF THE EAST 235 FEET OF LOT 17 ON THE PLAN OF JONES AND DUDLEY'S ADDITION TO NASHVILLE OF RECORD IN PLAT BOOK 57, PAGE 147, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY.**

**SAID PART OF SAID LOT FRONTS 45 FEET ON THE SOUTH SIDE OF WEST GROVE AVENUE AND RUNS BACK BETWEEN PARALLEL LINES, PARALLEL TO AND 190 FEET WEST OF THE WESTERLY MARGIN OF 10TH AVENUE SOUTH, 150 FEET TO AN ALLEY.**

**BEING THE SAME PROPERTY CONVEYED TO PEGGY C. BURKHALTER BY WARRANTY DEED FROM CHARLES R. LEE AND WIFE, LINDA S. LEE RECORDED AS INSTRUMENT NO. 20120822-0075624, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DATED AUGUST 20, 2012 AND RECORDED AUGUST 22, 2012.**

**BEING THE SAME PROPERTY PREVIOUSLY CONVEYED TO CHARLES R. LEE AND WIFE, LINDA S. LEE BY QUITCLAIM DEED FROM CREATIVE CUSTOM HOMES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY OF RECORD IN INSTRUMENT NUMBER 20080220-0016781, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DATED FEBRUARY 19, 2008.**

This is
**( ) unimproved**
**( X ) improved**

property known as **1005 West Grove Avenue Nashville, Tennessee 37203**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

BILL GARRETT, Davidson County
Trans:T20130019538 DEEDQC
Recvd: 03/11/13 11:11 2 pgs
Fees:12.00 Taxes:0.00
20130311-0023843

Witness my/our hand (s) this the 28th day of February, 2013.

Peggy C. Burkhalter

STATE OF Tennessee
COUNTY OF Davidson

Before me personally appeared Peggy C. Burkhalter, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 28th day of February, 2013.

Notary Public
My Commission Expires: 5-20-14

MARY FRANCES RUDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

**RETURN TO:**
**Rudy Title & Escrow**
**2012 21st Ave. South**
**Nashville, TN 37212**