THIS INSTRUMENT PREPARED BY:

Mark W. Kilpatrick, Attorney
8115 Isabella Lane, Suite 9
Brentwood, Tennessee 37027

BILL GARRETT, Davidson County
Trans:T20130020403 DEEDQC
Recvd: 03/13/13 10:39 2 pgs
Fees:12.00 Taxes:0.00
20130313-0024909

QUITCLAIM DEED

****

ADDRESS NEW OWNER: SEND TAX BILLS TO: MAP-PARCEL

Ronnie R. Townes New Owner 132-11-51
4426 Franklin Road
Nashville, Tn 37204

****

FOR AND IN CONSIDERATION of $10.00 (Ten and 00/100 Dollars) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, I/We, **Ronnie R. Townes**, by these presents do hereby quitclaim and convey all our right, title and interest unto **Ronnie R. Townes and wife, Emily S. Townes**, their successors and assigns, the following described or parcel of land, to wit:

Land in Davidson County, Tennessee, being Lot No. 7 on the Map of Elysian Fields, Section One, of record in Book 1424, page 81, Register's Office for Davidson County, Tennessee.

Said Lot No. 7 fronts 219 feet on the easterly side of the Franklin Pike and runs back 500 feet on the northerly line and 501.4 feet on the southerly line to a dead line in the rear on which it measures 257.3 feet.

Being the same property conveyed to Ronnie R. Townes by Quitclaim Deed from Billie W. Townes, a.k.a Billie Francis Townes, of record as Instrument No. 20041008-0121609, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes currently due and/or which may accrue in future years, and to any and all restrictions and easements which may affect the property and are currently of record.

This is improved property known as: 4426 Franklin Road, Nashville, Tennessee, 37204.

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

IN WITNESS WHEREOF, I / We have hereunto set our hand(s) on this the 11th day of March, 2013.

Ronnie R. Townes

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, **Ronnie R. Townes**, the bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he/~~she~~ executed the within instrument for the purposes therein contained.

Witness my hand and seal this 13th day of March, 2013.

Sandra Lee Whitmore
Notary Public

Commission Expires: 11/3/2015

SANDRA LEE WHITMORE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission 11/3/2015

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $--0--.

Ronnie R. Townes

Subscribed and sworn to before me this 13th day of March, 2013.

Sandra Lee Whitmore
Notary Public

My Commission Expires: 11/3/2015

SANDRA LEE WHITMORE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission 11/3/2015