QUITCLAIM DEED

This Instrument prepared from information furnished by the parties.

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 24th day of April, 2013

Notary Public:

MY COMMISSION EXPIRES: 11-3-15
(AFFIX SEAL)

ANITA LESTER NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Dorothy R. Ware	NEW OWNER	Map 92-9
3018 Delaware Ave		Group
Nashville, TN 37209		Parcel 212

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

Dorothy R. Ware, Ananias E. Ware, and Gamaliel J. Ware, Heirs of the Estate of Gamaliel Ware, Jr.
hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

Dorothy R. Ware, Ananias E. Ware, and Gamaliel J. Ware
hereinafter called the GRANTEES, their heirs and assigns, all their right, title and interest in and to that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, 416 37th Avenue, Map 92-9-212, bieng Lot No. 54 on the Map of W.R. Wilson's tract; West Nashville, as of record in Book 332, Page 161, Register's Office for said County.

Said Lot No. 54 fronts 50 feet; more or less, on the easterly side of Willie Street (now called 37th Avenue North) and runs back between parallel lines, 130 feet to an alley.

BEING the same property conveyed to Gamaliel Ware, Jr. by deed from Leland D. Watts, of record in Instrument 20001213-0122831, dated December 8, 2000, Register's Office for said County. The said Gamaliel Ware, Jr. died on November 6, 2006 leaving as Sole Heirs the Grantors herein.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.
Affidavit of Heirship of record in Instr. #20130501-0043461, said Register's Office.

Unimproved ( )
This is Improved (X) property, known as 416 37th Ave. North, Nashville, TN 37209

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 24 day of April, 2013.

Dorothy R. Ware

Ananias E. Ware

Gamaliel J. Ware

BILL GARRETT, Davidson County
Trans:T20130035878 DEEDQC
Recvd: 05/01/13 10:05 2 pgs
Fees:12.00 Taxes:0.00
20130501-0043462

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 Dorothy R. Ware, Ananias E. Ware, and Gamaliel J. Ware, Heirs of the Estate of Gamaliel Ware, Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 24th day of December, 2013.

My Commission Expires:
My Commission Expires: September 9, 2014

Notary Public

TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY