Box 10-B

BILL GARRETT, Davidson County
Trans:T20130038535 DEEDQC
Recvd: 05/08/13 13:17 2 pgs
Fees:17.00 Taxes:0.00
20130508-0046607

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $-0-

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF MAY, 2013.

Notary Public

MY COMMISSION EXPIRES: MAY 5, 2015

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

THIS INSTRUMENT WAS PREPARED BASED SOLELY ON INFORMATION FURNISHED BY THE GRANTOR. NO INDEPENDENT TITLE EXAMINATION WAS PERFORMED.

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CHARLES E. DONNELLY, JR.	**SAME**	**120-05-0-153.00**
(NAME) **416 MCDONALD DRIVE**	(NAME)	
(ADDRESS) **NASHVILLE, TN 37217**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

QUITCLAIM DEED

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, CHARLES E. DONNELLY, JR., UNMARRIED, AND CHARLES LOUIS DONNELLY, MARRIED, FOR THE EXPRESS PURPOSE OF CREATING A FEE SIMPLE TENANCY IN THE GRANTEE,** BY THESE PRESENTS DO REMISE, RELEASE, QUITCLAIM, AND CONVEY ALL OF MY RIGHT, TITLE AND INTEREST, UNTO **LEE A. COHEN, TRUSTEE,** HIS SUCCESSORS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON COUNTY,** STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee being Lot No. 421 on the Plan of Glengarry Park, Section IV, as shown on plat of record in Plat Book 2900, page 72, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Charles E. Donnelly, Jr. and Charles Louis Donnelly, as tenants in common with right of survivorship, by quitclaim deed dated October 18, 2011 from Lee A. Cohen, Trustee, of record in Instrument No. 20111019-0081471, Register's Office for Davidson County, Tennessee.

AND NOW, I, the said Lee A. Cohen, Trustee, for the express purpose of carrying out the intent of this conveyance do hereby remise, release, and quitclaim unto **CHARLES E. DONNELLY, JR.,** all of my right, title, and interest in the same property herein above described and set forth, to which reference is hereby made.

This conveyance is subject to such limitations, restrictions and encumbrances as may affect the premises in the Register's Office for Davidson County, Tennessee.

This is not the principal residence of CHARLES LOUIS DONNELLY.

Unimproved ( )
This is improved(X) property known as **416 MCDONALD DRIVE, NASHVILLE, TN 37217**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Whenever 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 7th day of **MAY, 2013.**

CHARLES E. DONNELLY, JR.

CHARLES LOUIS DONNELLY

LEE A. COHEN, TRUSTEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Charles E. Donnelly, Jr.**, and **Charles Louis Donnelly**, the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

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

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

My Commission Expires: **May 5, 2015**

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Lee A. Cohen, Trustee,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 7th th day of MAY, 2013.

My Commission Expires: **May 5, 2015**

DEBORAH J. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Notary Public