BILL GARRETT, Davidson County
Trans:T20130040486 DEEDQC
Recvd: 05/15/13 11:38 2 pgs
Fees:12.00 Taxes:0.00
20130515-0048981

THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Road, Suite 203-A** **Nashville, TN 37215** **CRT File No. 13030058**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is: $-0-. Affiant Subscribed and sworn to before me, this 14 day of May, 2013. Notary Public My Commission Expires:

NATE ROSENTHAL NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY MY COMMISSION EXPIRES SEPTEMBER 9, 2014

QUITCLAIM DEED

Address New Owner: Gillian Wells 115 Fieldcrest Drive Hendersonville, TN 37075	Send Tax Bills To: New Owner	Tax Information: 081-07-0-483.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Gillian Prichard** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey **Gillian Wells,** her heirs and assigns all of her rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Being Lot No. 22, on the plat of Subdivision of Lot No. 2 of the Thomas Woodard Property as of record in Plat Book 2, Page 104, Chancery Court of Nashville, Tennessee.
Said Lot No. 22 fronts 50 feet on the Easterly side of 10th Avenue, North, formerly Maple Street, and runs back between parallel lines 70 feet to an alley.

Being the same property conveyed by Quitclaim Deed from Donna L. Michel to Gillian Prichard as recorded on the 22nd day of August, 2008 in Instrument No. 20080822-0086544 and Special Warranty Deed from National City Bank, by its duly authorized attorney in fact Home Loan Services, Inc., f/k/a National City Home Loan Services, Inc. to Gillian T. Prichard and Donna L. Michel as recorded on the 7th day of December, 2007 in Instrument No. 20071207-0141621, in the Register's Office of Davidson County, Tennessee.

Gillian Prichard and Gillian Wells being one and the same person.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

County of Davidson taxes for the year 2013 and thereafter, not yet due and payable.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of THOMAS WOODARD PROPERTY, as recorded in Plat Book 2, Page(s) 104 (Chancery Court).

Covenants, conditions, restrictions, easements or servitudes, if any, appearing in the public records, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c).

This is improved property located at 1908 10th Ave North Nashville TN 37208

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.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 13 day of May, 2013.

Gillian Prichard

Gillian Prichard

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Gillian Prichard, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 13 day of May, 2013.

Notary Public

My Commission Expires: _____

KATE ROSENTHAL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 9, 2014