BILL GARRETT, Davidson County
Trans:T20130047607 DEEDQC
Recvd: 06/07/13 09:23 2 pgs
Fees:12.00 Taxes:0.00
20130607-0057935

Prepared by:
Bankers Title & Escrow Corp.
3310 West End Ave., Ste. 410
Nashville, TN 37203

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NO:
Jeff Estepp, LLC 713 51st Avenue North Nashville, TN 37209	New Owner	Map 91-10 Parcel 168

For and in consideration of $10.00 (Ten Dollars) and other good and valuable consideration, **Jeff C. Estepp** (hereinafter called the GRANTOR), does hereby quitclaim and convey unto **Jeff Estepp, LLC**, all of his/her/our rights, title and interest in and to a certain tract or parcel of land being more particularly described as follows:

Land in Davidson County, Tennessee, being a portion of lots 41 and 42 on the Map of the Subdivision of the B. F. Cockrill Farm, as of record in Book 161, pages 134 and 135, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at a point in the center line of Leslie Avenue, 316 feet east of the point in the center line of Leslie Avenue which intersects with the westerly margin of the said Lot 41, being the northeast corner of the Lot conveyed to Ruth E. Watts in Book 2272, page 365, said Register's Office; thence with the center line of Leslie Avenue, eastwardly 50 feet to a point; thence southwardly and parallel with the easterly line of Watts' lot, 165 feet to the northerly margin of an alley; thence westwardly and with the northerly margin of said alley 50 feet to the southeast corner of the Watts lot; thence northwardly with the easterly line of the Watts lot, 165 feet to the point of beginning.

INCLUDED in the above description but EXCLUDED from the conveyance made herein is that portion of the above described property conveyed to the State of Tennessee by Warranty Deed recorded as Instrument 20010731-0080820, said Register's Office, to which Deed reference is hereby made for a description of the excluded tract.

Being the same property conveyed to Jeff C. Estepp by deed recorded as Instrument 20100617-0047031 a said Register's Office.

This is improved property known as **5605 Leslie Avenue, Nashville, TN 37209.**

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

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, the GRANTOR has hereunder set his/her/our hand(s) this 6th day of June, 2013.

GRANTOR:

Jeff C. Estepp

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public of said county and state, **Jeff C. Estepp** with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 6th day of June, 2013.

NOTARY PUBLIC

JAMES A. WAECHTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

My Commission Expires:

1-9-16

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this 6th day of JUNE, 2013.

NOTARY PUBLIC

JAMES A. WAECHTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

My Commission Expires: 1-9-16