BILL GARRETT, Davidson County
Trans:T20130078974 DEEDQC
Recvd: 09/11/13 16:19 4 pgs
Fees:22.00 Taxes:0.00
20130911-0096102

QUITCLAIM DEED

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0

Subscribed and sworn before me this the 8 day of August, 2013.

Affiant

NOTARY PUBLIC

My commission expires: 1-22-14

This instrument was prepared by Richard Hedgepath, Attorney, 810 Dominican Dr., Nashville, TN 37228, (615) 268-6575.

NEW OWNER	SEND TAX BILLS TO:	MAP & PARCEL
Broadrick Properties, LLC	Timothy Brian Harrington	Map 103-01-0
7354 River Road Pike	7354 River Road Pike	Parcel 035.00
Nashville, TN 37209	Nashville, TN 37209	

FOR AND IN CONSIDERATION of One Dollar ($1.00), We, Timothy Brian Harrington, Dorris Regina Cunningham, Clarence Everette Harrington, and Marcia Gwen Harrington, hereinafter referred to as Grantors, by these presents do hereby quitclaim, transfer and convey all of our right, title, and fee interest to BROADRICK PROPERTIES, LLC, hereinafter referred to as Grantee, its successors and assigns, all of our right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being the southerly part of Lot No. 4 on the Map of John B. Cowden's Subdivision, not of record and described as follows:

Beginning in the northerly margin of a driveway 150 feet west of Cowden Avenue, being the corner of lots numbers 3 and 4; thence with the said driveway westwardly 50 feet to the corner of Lots Nos. 4 and 5; thence with the line between said two lots North 32 degrees 50' west 119.2 feet to a stake; thence North 42 degrees east 50 feet to a stake in the lines between lots numbers 3 and 4; thence with the line between the two lots South 33 degrees 15 minutes east 124.4 feet to the beginning.

Being the same property conveyed to Nellie Mae Broadrick from Martha Jean Roberts, a single person, by quitclaim deed of record as Instrument #20000724-0073033, in the Register's Office for Davidson County, Tennessee.

And, being the same property devised to Timothy Brian Harrington, Dorris Regina Cunningham, Clarence Everette Harrington, and Marcia Gwen Harrington, by the Last Will and Testament of Nellie M. Broadrick, which was admitted to Probate in case #12P-1189, Seventh Circuit Court for Davidson County, Tennessee, Probate Division, and a certified copy of said Will is recorded as Instrument # 20130911-0096090 in the Register of Deeds Office for Davidson County, Tennessee.

This is the same description as in the previous deed of record.

This is improved property known as: **6106 Cowden Ave., Nashville, Davidson County, Tennessee 37209.**

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

Witness my hand this 8 day of August 2013, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

TIMOTHY BRIAN HARRINGTON - Grantor

DORRIS REGINA CUNNINGHAM - Grantor

CLARENCE EVERETTE HARRINGTON - Grantor

MARCIA GWEN HARRINGTON - Grantor

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 **TIMOTHY BRIAN HARRINGTON**, 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 Nashville, Tennessee, this 2 day of August, 2013.

NOTARY PUBLIC

My commission expires: 01-06-2015

RICHARD HEDGEPATH JR
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENNESSEE

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 **DORRIS REGINA CUNNINGHAM**, 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 Nashville, Tennessee, this 8 day of August, 2013.

NOTARY PUBLIC

My commission expires: 3-22-14

MARY C. CHOATE
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF DAVIDSON

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 **CLARENCE EVERETTE HARRINGTON**, 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 Nashville, Tennessee, this 8 day of August, 2013.

NOTARY PUBLIC

My commission expires: 2.22.14

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 **MARCIA GWEN HARRINGTON**, 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 Nashville, Tennessee, this 8 day of August, 2013.

NOTARY PUBLIC

My commission expires: 2.22.14