BILL GARRETT, Davidson County
Trans:T20130078974 DEEDQC
Recvd: 09/11/13 16:19 4 pgs
Fees:22.00 Taxes:0.00
20130911-0096104

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: 2-22-14

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 038.00
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:

nessee, described as follows to wit:
A lot or parcel of land in the 8th, formerly the 12th, Civil District of Davidson County, Tennessee, being the northerly part of lot No.12 on the map of John B. Cowden's Second Subdivision of a 49-acre tract not of record described according to a survey made by Pete Meyer, Surveyor, February 18, 1946, as follows;
BEGINNING at a point in the westerly margin of an unnamed street, 290 feet, more or less, southerly from the intersection of said westerly margin of an unnamed street and the southerly margin of Charlotte Pike being also the southeast corner of an alley on said plan; thence with the westerly margin of said unnamed street south 28 deg. east 109 feet to a point; thence southwestwardly 50 feet, more or less, to a point in the eastern boundary line of lot No. 11 on said plan; thence with the line between said lots No.11 and 12, northwardly 110 feet to a point in the southerly margin of said alley; thence with the southerly margin of said alley, eastwardly 50 feet to the beginning.
BEING the same property conveyed to the sole and separate use of Ethel Capps Long by deed of record in Book 2340, page 316, said Register's Office, the said Ethel Capps Long having died testate in Davidson County, Tennessee, on December 7, 1960, and being a part of the real property inherited by Dan S. Gowin by Will of Ethel Capps Long of record in Will Book 74, page 1, Davidson County Court Clerk's Office

Being the same property conveyed to Robert A. Broadrick and wife, Nellie Broadrick from Dan S. Gowin and wife, Evelyn Gowin, by warranty deed of record in Book 3429, page 307, 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: **6101 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.

STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF

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 **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.

Mary C Choate
NOTARY PUBLIC

My commission expires: 2-22-14

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

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.

Mary C Choate
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 **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 2nd day of August, 2013.

NOTARY PUBLIC

My commission expires: 8/06/2015

RICHARD HEDGEPATH JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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.

Mary C Choate
NOTARY PUBLIC

My commission expires: 2.22.14

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