BILL GARRETT, Davidson County
Trans:T20130086461 DEEDQC
Recvd: 10/07/13 10:15 2 pgs
Fees:12.00 Taxes:0.00

20131007-0104975

Recording requested by: MAURICE M SCRUGGS II
When recorded, mail to:
Name: MAURICE M. SCRUGGS II
Address: 707 OMANDALE DRIVE
City/State/Zip: NASHVILLE, TN 37204

Space above reserved for use by Recorder's Office
Document prepared by:
Name MAURICE M SCRUGGS II
Address 707 OMANDALE DRIVE
City/State/Zip NASHVILLE, TN 37204

Property Tax Parcel/Account Number: 132110074.00

Quitclaim Deed

This Quitclaim Deed is made on October 4th, 2013, between Susan S. Phillips, Grantor, of 7617 INDIAN SPRINGS DRIVE, City of NASHVILLE, State of TN, and MAURICE M SCRUGGS II, Grantee, of 707 OMANDALE DRIVE, City of NASHVILLE, State of TN.

For valuable consideration, the Grantor hereby quitclaims and transfers all right, title, and interest held by the Grantor in the following described real estate and improvements to the Grantee, and his or her heirs and assigns, to have and hold forever, located at 707 OMANDALE DRIVE, City of NASHVILLE, State of TN:

SEE next page for description

S.O.T. - # 20120322-0024596

Subject to all easements, rights of way, protective covenants, and mineral reservations of record, if any. Taxes for the tax year of 2013 shall be prorated between the Grantor and Grantee as of the date of recording of this deed.

Land in Davidson County, Tennessee, being Lot No. 78 on the Plan of Southmeade as of record in Book 1835, pages 118 and 119, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Maurice M. Scruggs, II, and wife Susan Johnson Scruggs, by deed from Charles G. Shoemaker and wife, Rosemary W. Shoemaker, of record in Book 7384, Page 825, Register's Office for Davidson County, Tennessee.

Dated: 10-4-2013

Susan J Phillips
Signature of Grantor

Susan J. Phillips
Name of Grantor

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
Affiant
Subscribed and sworn before me this the 7th Day of Oct, 2013
S. Chandler, Deputy Register

Signature of Witness #1

Jaren Hampton
Printed Name of Witness #1

Signature of Witness #2

Mixon Putnal
Printed Name of Witness #2

State of Tennessee County of Davidson

On 10-4-2013, the Grantor, Susan J. Phillips,

personally came before me and, being duly sworn, did state and prove that he/she is the person described in the above document and that he/she signed the above document in my presence.

Notary Signature

Notary Public,

In and for the County of Davidson State of Tennessee

My commission expires: July 3rd, 2017

Seal

RYAN B. WALLACE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Send all tax statements to Grantee. (New Owner)

MAURICE M SCRUGGS II
707 OMANDALE DRIVE
NASHVILLE, TN 37204