THIS INSTRUMENT PREPARED BY:
Nashville Title Insurance Corporation
2818 Bransford Avenue
Nashville, TN 37204

Address New Owner(s)	**Send Tax Bills To:**	**Map & Parcel No.:**
James Walker 2008 Jefferson Street Nashville, TN 37208	SAME	06904000200

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), and other good and valuable consideration, receipt of which is hereby acknowledged, I, **James Walker** ("Grantor") does hereby quitclaim and convey unto **James Walker and L. C. Anderson, Jr. Living Trust dated December 29, 2003** ("Grantee"), their heirs and assigns, all of my Grantor's right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee and described as follows:

Being Lot No. 23 on Block "DD" on the Revised Map of Fairview Subdivision, of record in Book 1130, page 54, Register's Office for Davidson County, Tennessee.

Beginning at a point in the northerly margin of Fairview Drive, which point is the common corner of Lots 23 and 24 on Block "DD" of said Subdivision, and running in a northerly direction a distance of 246.5 feet to a dead line; thence in a easterly direction a distance of 100.27 feet to a point; thence in a southerly direction a distance of 253.9 feet to the northerly margin of Fairview Drive; and thence westerly a distance of 100 feet with the said northerly margin of Fairview Drive, to the beginning.

Being the same property conveyed to James Walker, from Sharon Simmons, by deed on September 6, 2013, of record in Instrument Number 20130909-0094625, Register's Office for Davidson County, Tennessee.

This is improved property known as **3806 Fairview Drive, Nashville, TN 37218.**

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

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 16th day of October, 2013.

Davidson County DEEDQC
Recvd: 10/17/13 15:50 2 pgs
Fees:12.00 Taxes:0.00
20131017-0108817

James Walker

STATE OF TENNESSEE
COUNTY OF Davidson

On this 16th day of October, 2013, before me, the undersigned, personally appeared **James Walker,** to me known to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of same to be his free act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and seal.

NOTARY PUBLIC My Commission Expires: 8/9/14

ANDREW H. MALONEY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer is **$-0-.**

AFFIANT

Subscribed and sworn to before me, this 16th day of October, 2013.

NOTARY PUBLIC My Commission Expires: 8/9/14

ANDREW H. MALONEY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

I, Andy Maloney, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN
County of Davidson

Personally appeared before me, Carl E. Dunphy, II, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 1-6-2015

CARL E. DUNPHY II
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Carl E. Dunphy II
My Commission Expires
1-6-2015
STATE OF TENNESSEE