BILL GARRETT, Davidson County
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Prepared by:
Monica D. Edwards, Esq.
P.O. Box 331548
Nashville, Tennessee 37203

ADDRESS OF NEW OWNER:
Boyce Rodgers Brunson
812 Free Silver Road
Nashville, TN 37207

SEND TAX BILLS TO:
SAME

MAP: 70-08
Parcels 86 & 230

QUITCLAIM DEED

FOR LOVE AND AFFECTION and no monetary consideration, and for the purpose of conveying all of my rights, title and interest in my property to my son, I, **BURNECE BRUNSON**, (a single individual) GRANTOR, do hereby quitclaim and convey unto **BOYCE RODGERS BRUNSON**, all of my rights, title and interest in the following described tracts or parcels of land in Davidson County, Tennessee, to wit:

TRACT 1

LAND lying in the 2nd Councilmanic District of Davidson County, Tennessee and being further described as follows:

MAP 70-08, Parcel 86-(TRACT 1)

BEGINNING at a new iron rod in the western margin of Free Silver Road, said iron rod being 58 degrees 45' 00" e. 5.00 feet from a concrete monument which is the southeasterly corner of Lot 1 as shown on the Plan of Muffy Subdivision, of record in Plat Book 6050, Page 393, Register's Office Davidson County, Tennessee.

Thence with the westerly margin of Free Silver Road, S 31 degrees 15' 24" w. 78.44 feet to a new rod, said iron rod being the northeasterly corner of the Lakeshia Bradley property of record in Deed Book 10878, Page 702, R.O.D.C. TN;

Thence leaving the margin of said road, and with Bradley's northerly line N 58 degrees 45' 00" W. 150.00 feet to a

new iron rod, said iron rod being Bradley's northwesterly corner;

Thence leaving Acklen's line, an with the margin of McKinley Street (unimproved), N 31 degrees 15' 56" E. 138.44 feet to an old concrete monument, said monument being the southwesterly corner of Lot 1 as shown on the aforementioned Plan of Muffy Subdivision;

Thence leaving the margin of McKinley Street (unimproved), and with southerly line of Lot 1 as shown on the Plan of Muffy Subdivision, S 58 degrees 45' 00" E. 266.58 feet to the point of beginning, containing 0.64 acres.

BEING the same property conveyed to Burnece Brunson by deed from Lakeshia Commanechi Bradley of record in Book 11478, Page 326, Register's Office for Davidson County, Tennessee; **AND** being the same property re-conveyed to Burnece Brunson and Boyce Rodgers Brunson by deed of record as Instrument #20040302-0023580, Register's Office for Davidson County, Tennessee.

This is improved property known as 802 Free Silver Road, Nashville, TN 37207

TRACT 2

LAND lying in the 2nd Councilmanic District of Davidson County, Tennessee and being further described as follows:

MAP 70-08, Parcel 230-(TRACT 2)

BEGINNING at a new iron rod in the westerly margin of Free Silver Road, said iron being a corner of the above described Tract 1, and also being S 31 degrees 15' 24" w. 78.44 feet from the northeasterly corner of Tract 1.

Thence with the margin of Free Silver Road, S 31 degrees 15' 24" W. 60.00 feet to a new iron rod, said rod being in the northerly line of the Ehrai and Walter Acklen Property of record in Deed Book 5370, Page 34, R.O.D.C. TN;

Thence leaving the margin of Free Silver Road, and with Acklen's line, N 58 degrees 45' 00" W. 150.00 feet to a new iron rod, said rod being a corner of Tract 1;

Thence leaving Acklen's line, and with the line of Tract 1, N 31 degrees 15' 24" E. 60.00 feet to a new iron rod, said rod being a corner of Tract 1;

Thence continuing with the boundaries of Tract 1, S 58 degrees 45' 00" E 150.00 feet to the point of beginning, containing 0.20 acres.

BEING the same property conveyed to Burnece Brunson by deed from Lakeshia Commanechi Bradley of record in Book 11215, Page 895, Register's Office for Davidson County, Tennessee; **AND** being the same property re-conveyed to Burnece Brunson and Boyce Rodgers Brunson by deed of record as Instrument #20040302-0023580, Register's Office for Davidson County, Tennessee..

This is improved property known as 800 Free Silver Road, Nashville, TN 37207

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

IN WITNESS WHEREOF, I have hereunto set my hand, on this 22nd day of October, 2013.

Burnece Brunson
BURNECE BRUNSON

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

On this the 22nd day of October, 2013, before me personally appeared **BURNECE BRUNSON**, bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Monica R. Edwards
NOTARY PUBLIC

MONICA R. EDWARDS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 07/03/2017

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

I, or we, hereby swear or affirm that the actual consideration for this transfer is **NO ($-0-) DOLLARS.**

Burnece Brunson
AFFIANT

SUBSCRIBED and ***SWORN*** to before me on this the 22nd day of October, 2013.

MONICA D. EDWARDS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Monica D. Edwards
NOTARY PUBLIC

My Commission Expires: 07/03/2017