Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
Steven W. Dukes 327 50th Avenue North Nashville, TN 37209	Ameris Bank 305 S. Main Street Moultrie, GA 31768	Map: 91-15 Parcel: 218.00
This instrument prepared by: David B. Gray, Hix & Gray, PLC 315 Deaderick Street, Suite 1230, Nashville, Tennessee 37238		

QUITCLAIM DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are acknowledged, **Steven W. Dukes** ("Grantor"), hereby sells and quitclaims to **Steven W. Dukes and wife Aimee E. Dukes** ("Grantee"), their heirs and assigns, all of Grantor's rights, title and interest in and to certain land in Davidson County, Tennessee, being more particularly described as follows:

Land in Davidson County, Tennessee, being the northerly 50 feet of the easterly 160 feet of Block No. 9 on the Map of Realty Savings Bank & Trust Company's Revised Plan of West Extension of Charlotte Park Company's First Addition, as of record in Book 421, page 18, Register's Office for Davidson County, Tennessee,

Said part of Block No. 9 fronts 50 feet on the westerly side of 50th Avenue North, formerly 9th Street, and runs back between parallel lines, with the southerly margin of Park Avenue, formerly 1st Avenue, 160 feet to a dead line.

Being the same property conveyed to Steven W. Dukes by deed dated May 27th, 1999 from Jay M. Hager and Martha D. Flynn, husband and wife, as shown of record in Book 11502, page 369, Register's Office for Davidson County, Tennessee.

This conveyance of the Property is made expressly subject to all limitations, restrictions, and encumbrances as may affect the Property.

This is improved property, known as 327 50th Avenue North, Nashville, TN 37209.

BILL GARRETT, Davidson County
Trans:T20130098173 DEEDQC
Recvd: 11/19/13 09:51 2 pgs
Fees:12.00 Taxes:0.00
20131119-0119097

Executed this 8th day of November, 2013.

Steven W. Dukes

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Steven W. Dukes 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 seal, this 8th day of November, 2013.

Notary Public
My Commission Expires:_____

SHARI A THOMPSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN
My Commission Expires March 7 2017

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me this 8th day of November, 2013.

Notary Public

My Commission Expires:_____

SHARI A THOMPSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN
My Commission Expires March 7 2017