QUITCLAIM DEED

STATE OF TENNESSEE, COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $0.00.

Brenda Zigler
Affiant

Subscribed and sworn to me on Nov 11, 2013.

Darlene Greer
NOTARY PUBLIC

My Commission Expires: July 22, 2014

DARLENE GREER STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires July 22, 2014

THIS INSTRUMENT WAS PREPARED BY:

Community Title Company, LLC
2200 Abbott Martin Road, Suite 201
Nashville, Tennessee 37215
(615)269-7676

NAME/ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL #
Benjamin Wagster and Kathryn Conley 8307 Saint Danasus Dr. Nashville, TN 37211	SAME	179-09-0A-239.00-CO

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Benjamin Wagster, hereinafter called **"GRANTOR,"** has bargained and sold, and by these presents does transfer and convey unto Benjamin Wagster and Kathryn Conley as tenants in common with right of survivorship, hereinafter called **"GRANTEES,"** their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 180 of Lenox Village Revision to Lots 177 through 188, Phase E, a Planned Unit Development of record in Instrument No. 20040726-0088981, Register's Office of Davidson County, Tennessee, to which reference is hereby made for a more complete legal description thereof.

Being the same property conveyed to Benjamin Wagster, unmarried, from Bradley D. Knapp and wife, Anamarie H. Knapp, by deed dated September 30, 2013 and recorded October 2, 2013 as Instrument No. 20131002-0103321, said Register's Office.

This property is also known as improved property located at 8307 Saint Danasus Drive, Nashville, Tennessee 37211.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

Davidson County DEEDQC
Recvd: 11/25/13 15:41 2 pgs
Fees:12.00 Taxes:0.00
20131125-0121099

WITNESS my hand on Nov 11, 2013.

Benjamin Wagster

STATE OF TENNESSEE, COUNTY OF DAVIDSON

On Nov 11, 2013, before me personally appeared Benjamin Wagster, to me known (or proved to me on the basis of satisfactory evidence), to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

WITNESS MY HAND AND OFFICIAL SEAL ON Nov 11, 2013.

Darlene Greer
NOTARY PUBLIC

My Commission Expires: July 22, 2014

DARLENE GREER STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires July 22, 2014

Certificate of Authenticity

I, John Cobb Rochford, 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 a true and correct copy of the original document executed and authenticated according to law.

John Cobb Rochford
Signature

State of Tennessee

County of Davidson

Personally appeared before me, Dianne R. Sims, a notary public for this county and state, John Cobb Rochford, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

DIANNE R. SIMS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

Dianne R. Sims
Notary's Signature

My Commission Expires: 09-11-17