THIS INSTRUMENT PREPARED BY:
Mark H. Westlake
GULLETT, SANFORD, ROBINSON & MARTIN, PLLC
150 Third Avenue South, Suite 1700
Nashville, Tennessee 37201
(615) 244-4994

BILL GARRETT, Davidson County
Trans:T20130100364 DEEDQC
Recvd: 11/27/13 08:50 3 pgs
Fees:17.00 Taxes:0.00
20131127-0121657

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is None

Richard Charles Urbano
AFFIANT

Subscribed and sworn to before me, this 20th day of November, 2013.

Notary Public

S. BYRNE
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

My Commission Expires: MY COMMISSION EXPIRES: October 21, 2014

Address New Owners As Follows:
Richard Charles and Mary Theresa Urbano
1721 Linden Avenue
Nashville, TN 37212

Send Tax Bills To:
Same

Map-Parcel Numbers:
104-16-0-160.00

QUITCLAIM DEED

KNOW ALL PERSONS by these presents that **RICHARD C. URBANO and MARY T. URBANO** ("Grantors") whose address is 1721 Linden Avenue, Nashville, TN 37212, for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, hereby release, remise, and quitclaim all their interest in the following property to **ROBERT OWEN BLACKFORD and JENNIFER URBANO BLACKFORD**, (Grantees), their heirs and assigns a certain tract or parcel of land in Davidson County, State of Tennessee:

Beginning at a point on the northerly margin of Linden Avenue and being the southwest corner of the herein described property (and being the southeast corner of Lot B on the zone lot division of part of Lot 162 Belmont Heights, as of record in Plat Book 6200, Page 288);

thence from that point of beginning, with the easterly line of said Lot B of the zone lot division North 1 degree 01 minutes West 175.26 feet to a point in the south margin of an alley (as shown in Plat Book 421, page 34 as being in the rear of lot 162 thereon); thence with the south margin of the alley, North 87 degrees, 50 minutes East 50.6 feet to a point; thence South 1 degree 01 minutes East 175 feet, more or less to a point in the northerly margin of Linden Avenue; hence with the northerly margin of Linden Avenue, South 87 degrees 50 minutes West 52.25 feet to the point of beginning.

Being a portion of Lots Number 161 and 162 on the plan of Belmont Heights as of record in Book 421, page 34, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Robert Owen Blackford and wife, Jennifer Urbano Blackford and Richard C. Urbano and wife, Mary T. Urbano by deed from Larry W. Raybon and wife, Mary G. Raybon dated September 26th, 2001 of record in instrument number 20011008-0109352, Register's Office for Davidson County, Tennessee.

This is improved property known as 1714 Linden Avenue, Nashville, TN 37212

WITNESS our hands effective the 20th day of November, 2013

Robert C Urbano
RICHARD C. URBANO
Grantor

Mary T. Urbano
MARY T. URBANO
Grantor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, RICHARD C. URBANO, 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, at office, this 20th day of November, 2013.

S. Byrne
Notary Public

My Commission Expires: _____

S. BYRNE
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

MY COMMISSION EXPIRES:
October 21, 2014

544020.1/2013869

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MARY T. URBANO, 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.

WITNESS my hand, at office, this 20th day of November, 2013.

Notary Public

My Commission Expires: _____

S. BYRNE
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

MY COMMISSION EXPIRES:
October 21, 2014