BILL GARRETT, Davidson County
Trans:T20130100539 DEEDQC
Recvd: 11/27/13 13:34 2 pgs
Fees:12.00 Taxes:0.00
20131127-0121853

This instrument was prepared on the basis of information furnished by the parties hereto without the benefit of a title examination by:
The Hill Firm, PLLC
109 Kenner Avenue, Suite 201
Nashville, Tennessee 37205

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration for this transfer is $0.00 and this transfer is ~~taxable~~ exempt from transfer tax.

Affiant

Sworn to and subscribed before me this 13th day of November, 2013.

Notary Public

My Commission Expires:

LaRhonda H. Maxey
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

New Owner:
Jason Levi Bachelor
305 Alice Ave.
Nashville, TN 37211

Tax Bills To:
Same

Map/Parcel No:
147-07-0-B-00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, by the hereinafter named Grantee and in accordance with the terms and conditions of the Settlement Agreement and Mutual Release executed in that certain case styled *Jason Levi Bachelor and wife, Tori Bachelor vs. Dianne Garrett, Richard LaRue, Princess Realtors, Lara Batey n/k/a Lara Sanders, Suntrust Mortgage, Inc., Mortgage Electronic Registration Systems, Inc., and Larry A. Weissman, Trustee*, Case No. 11-432-III, Chancery Court for the State of Tennessee, Twentieth Judicial District, Davidson County, Part III, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned **Richard LaRue** ("Grantor") does hereby quitclaim, remise and convey unto **Jason Levi Bachelor** ("Grantee"), a married man, all of his right, title and interest in real property located in Davidson County, Tennessee and further described as follows:

BEING Lot No. 20 in the Map of the Subdivision of the Pritchett Lands at Providence on Nolensville Pike in the 5th Civil District of Davidson County, Tennessee.

SAID Lot No. 20 fronts 60 feet on the north side of Alice Avenue and runs back between parallel lines showing 60 feet on back.

BEING the same property conveyed to Richard LaRue, by Quitclaim Deed from Lisa Ford, unmarried, of record in Instrument No. 20070516-0058646 in the Office of the Register of Deeds for Davidson County, Tennessee.

Said real property is more commonly known as 307 Alice Ave., Nashville, TN 37211.

This conveyance is subject to all restrictions of record, all easements of record, all visible easements, all matters appearing on the plan of record and all applicable government and

zoning regulations. IN WITNESS WHEREOF, Grantor has caused this Quitclaim Deed to be executed this 4 day of October, 2013.

Grantor:

Richard LaRue

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Richard LaRue, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that s/he executed the foregoing instrument for the purposes therein contained. Witness my hand and official seal at office this 4th day of OCTOBER, 201__.

Notary Public
My Commission Expires: 5/8/17

ROBERT J. HILL II
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY