THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Rd, Suite 203A** **Nashville, TN 37215** **CRT File No: 13090034**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is: $-0-. Affiant Subscribed and sworn to before me, this 21st day of November, 2013. Notary Public My Commission Expires:

WILLIAM T. CHAPMAN, IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 9, 2014

BILL GARRETT, Davidson County
Trans:T20130101538 DEEDQC
Recvd: 12/03/13 14:49 3 pgs
Fees:17.00 Taxes:0.00

20131203-0123186

QUITCLAIM DEED

Address New Owner: Sarah M. Nickoloff and Christopher J. Nickoloff 713 Sweet Cherry Ct Nashville, TN 37215	Send Tax Bills To: New Owner	Tax Information: 131-06-0-H 082.00 CO

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, Christopher J. Nickoloff and Sarah M. Nickoloff, husband and wife, and Chris A. Nickoloff, married, as tenants in common with rights of survivorship (hereinafter referred to as the "Grantor") do hereby quitclaim, transfer and convey to Sarah M. Nickoloff and Christopher J. Nickoloff, wife and husband, their heirs and assigns, all of their rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot 21, VILLAGE OF CHERRY GLEN, PHASE 4, as shown on plat of record in Plat Book 9700, Page 664, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed by Warranty Deed from Richard L. Jones and Julie Jones, husband and wife to Christopher J. Nickoloff and Sarah M. Nickoloff, husband and wife, and Chris A. Nickoloff, married, as tenants in common with rights of survivorship as recorded on the 19th day of April, 2012 in Instrument No. 20120419-0033455 and Warranty Deed from Wellesley Builders, LLC, a Limited Liability Company to Richard L. Jones, an unmarried man as recorded on the 10th day of April, 2000 in Instrument No. 200004100035618, in the Register's Office of Davidson County, Tennessee.

This is improved property known as 713 Sweet Cherry Ct, Nashville, TN 37215.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 21st day of November, 2013.

Christopher J. Nickoloff

Sarah M. Nickoloff

Chris A. Nickoloff

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Christopher J. Nickoloff and Sarah M. Nickoloff, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 21st day of November, 2013.

Notary Public

My Commission Expires: _____

WILLIAM T. CHAPMAN, IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
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