BILL GARRETT, Davidson County
Trans:T20130102944 DEEDQC
Recvd: 12/09/13 12:21 4 pgs
Fees:22.00 Taxes:0.00
20131209-0124799

This Instrument prepared by:

Daniel R. Morris, Esq. 757-321-6936
Deeds on Demand, PC, 5029 Corporate Woods Drive, Suite 175, Virginia Beach, VA 23462

Return to: ServiceLink 4000 Industrial Blvd., Aliquippa, PA 15001

Name and Address of New Owner	Name and Address of Entity Responsible for Payment of Real Property Taxes	Tax Map Parcel No.:
Mr. and Mrs. Joseph Derryberry	MR. AND MRS JOSEPH DERRYBERRY	120.09-0-093.00
518 Dunailie Drive,	518 DUNAILIE DRIVE	
Nashville, TN 37217	NASHVILLE, TN 37217	

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF Ten Dollars ($10.00) and other good and valuable consideration, cash in hand paid, the receipt and legal sufficiency of all of which is hereby acknowledged, T. ANTHONY DERRYBERRY also known as THOMAS A. DERRYBERRY, Trustee of the DUNAILIE 518 TRUST dated 4-4-2013 erroneously of record as T. ANTHONY DERRYBERRY also known as THOMAS A. DERRYBERRY, Trustee of the DUNAILIE 518 TRUST, hereinafter referred to as "Grantor", hereinafter referred to as "Grantor", does hereby convey, transfer, remise, release, relinquish and quitclaim unto JOSEPH DERRYBERRY and KATHY DERRYBERRY, husband and wife, as tenants by the entirety with rights of survivorship, whose mailing address is 518 Dunailie Drive, Nashville, TN 37217, their heirs and assigns forever, the following property being situated and located in the County of Davidson, State of Tennessee together with all improvements located thereon, and being more particularly described as follows, to wit:

Being Lot No. 5A57, on the Plan of Glengarry Park, Section Five A, of record in Book 3300, Page 58, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

TAX ID NO.: 120.09-0-093.00

Prepared by Deeds on Demand, PC
5029 Corporate Woods Drive, Suite 225-A, Virginia Beach, VA 23462. 757-321-6936.
The attorney(ies) who prepared this instrument has/have not performed a title examination of the subject property and therefore makes no opinion or warranty as to the quality of title. The parties to this instrument agree they have reviewed, understand and accept its terms, acknowledge that they have read, understand and agree with the terms of the Deeds on Demand Invoice, Client Disclosure and Agreement (see www.deedsondemand.com/terms-of-service.aspx), and that the attorney/client relationship between the client(s) ordering and paying for the instrument and attorney(ies) preparing this instrument is strictly limited to the instrument's preparation. **Order # 30084**

Being the same property conveyed to Dunailie 518 Trust, T. Anthony Derryberry, Trustee, as recorded April 4, 2013 as Instrument 20130404-0033316 in the Office of the County Register of Deeds, Davidson County, State of Tennessee.

Statement required by T.C.A. 66-24-121: The foregoing legal description is the same as contained in the previous deed of record.

The above-described property is improved property having a street address of 518 Dunailie Drive, Nashville, TN 37217.

The words "Grantor" and "Grantee" shall include their respective successors and assigns where the context requires or permits.

THIS CONVEYANCE is made subject to all easements, and building or use restrictions of record, including, but not limited to, those for public roads and highways, restrictive covenants, utilities, railroads, and pipelines. The conveyance is also subject to all applicable zoning, ordinances, statutes, rules, or regulations, as amended.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 2nd day of December, 2013.

T. ANTHONY DERRYBERRY also known as
THOMAS A. DERRYBERRY, Trustee
of the DUNAILIE 518 TRUST dated
4-4-2013 erroneously of record as
T. ANTHONY DERRYBERRY also known as
THOMAS A. DERRYBERRY, Trustee
of the DUNAILIE 518 TRUST

By, T. Anthony Derryberry (seal)
T. ANTHONY DERRYBERRY also known as
THOMAS A. DERRYBERRY, Trustee

Prepared by Deeds on Demand, PC
5029 Corporate Woods Drive, Suite 225-A, Virginia Beach, VA 23462. 757-321-6936.
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STATE OF TENNESSEE
COUNTY OF Davidson

I, the undersigned Notary Public, in and for the County and State aforesaid, do hereby certify that T. ANTHONY DERRYBERRY also known as THOMAS A. DERRYBERRY, Trustee of the DUNAILIE 518 TRUST dated 4-4-13 erroneously of record as T. ANTHONY DERRYBERRY also known as THOMAS A. DERRYBERRY, Trustee of the DUNAILIE 518 TRUST with full authority on behalf of said Trust with whom I am personally acquainted (or who has proved to me their identity on the basis of satisfactory evidence), has, upon oath, acknowledged the same before me and has executed the foregoing instrument for the purpose therein contained, by signing his/her/their name(s), on this 2nd day of December, 2013.

Notary Public
My Commission expires:

HOLLY HUEZO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 5/3/16

VALUATION AFFIDAVIT

We, hereby swear or affirm that to the best of the affiant's knowledge, information, and belief, the actual consideration for this transfer is $ 10.00.

Affiant/Grantee JOSEPH DERRYBERRY

Affiant/Grantee KATHY DERRYBERRY

Subscribed and sworn to before me this 2nd day of December, 2013.

Notary Public
My Commission expires: 5/3/16

HOLLY HUEZO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 5/3/16

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Exhibit "A"
Legal Description

The land referred to herein below is situated in the county of DAVIDSON, State of TN and is described as follows:

ALL THAT PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, AS MORE FULLY DESCRIBED IN DEED INST # 20130404-0033316, ID# 120.09-0-093.00, BEING KNOWN AND DESIGNATED AS:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 5A57, ON THE PLAN OF GLENGARRY PARK, SECTION FIVE A, OF RECORD IN BOOK 3300, PAGE 50, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO JAMES R. JENKINS, JR. AND JAMES R. JENKINS, SR., BY DEED FROM IMOGENE R. ROBERTSON, OF RECORD IN BOOK 6901, PAGE 143, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. JAMES R. JENKINS, SR. CONVEYED HIS INTEREST IN SAID PROPERTY TO JAMES R. JENKINS, JR., BY QUITCLAIM DEED OF RECORD IN BOOK 6901, PAGE 146, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THE PROPERTY HEREIN CONVEYED IS SUBJECT TO RESTRICTIVE COVENANTS OF RECORD IN BOOKO 1788, PAGE 349 AND BOOK 3377, PAGE 568, SAID REGISTER'S OFFICE, AND TO THE MATTERS SET FORTH IN THE ABOVE REFERENCED PLAN OF RECORD.

Tax/Parcel ID: 120.09-0-093.00