Davidson County DEEDQC
Recvd: 01/07/14 09:08 3 pgs
Fees:17.00 Taxes:0.00
20140107-0001506

Prepared By and Return to:

Amy Cross Nance
103 Forrest Crossing Blvd. Suite 200
Franklin, Tennessee 37064
(615) 794-5644

STATE OF TENNESSEE
COUNTY OF Wilson

The actual consideration or value, whichever is greater for this transfer is $-0-.

Affiant

Subscribed and sworn to before me, this the 3rd day of January, 2014

Notary Public
My Commission Expires: 6/22/15

ROSEMARY P. SMITHSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

QUITCLAIM DEED

Address New Owner as Follows:	**Send Tax Bills to:**	**Map-Parcel Numbers**
David Birger 4505 Harding Pike, #124 Nashville, TN 37205	F&M Bank 10 Cadillac Dr., Ste.100 Brentwood, TN 37027	116-03-0B-124.00CO

KNOW ALL MEN BY THESE PRESENTS that for the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, and for the express purpose of making a re-conveyance to create joint tenancy with right of survivorship, David Birger hereby conveys, remises, releases and quitclaims unto Amy Cross Nance, Trustee, her successors and assigns, the following described tract of land in Davidson County, Tennessee:

Being Unit No. 124 as shown on the Plan of Royal Oaks Apartments, a condominium, of record in Book 5200, Page 45, Register's Office for Davidson County, Tennessee, together with an individual 1.496% interest in common elements of 4505, 972, et seq., Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said property. Said Unit is also known as Apartment No. 124.

Being the same property conveyed to David Birger by deed from Jennifer L. Windom and Janet Windom of record in Instrument 20130227-0019560 Registers Office for Davidson County, Tennessee.

The property is known as: 4505 Harding Pike, #124, Nashville, TN 37205

This conveyance is subject to the following: Taxes for the year 2014

And now, I, the said Amy Cross Nance, TRUSTEE, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby convey, remise, release and forever

quitclaim unto David Birger and Brittany Denham, as joint tenants with right of survivorship, their heirs and assigns, the same property hereinabove described and set forth, to which reference is hereby made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

WITNESS our hands this 3 day of January, 2014.

David Birger

Amy Cross Nance
TRUSTEE

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named David Birger, the bargainor(s), 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 and official seal at Brentwood Tennessee, this 31st day of January, 2014.

Notary Public

ROSEMARY P. SMITHSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission expires 6/22/15

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Amy Cross Nance, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that she executed he within instrument for the purposes therein contained.

Witness my hand and official seal at Franklin Tennessee, this 3 day of January, 2014.

Notary Public

ROSEMARY P. SMITHSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My commission expires 6/22/15

I, Rosemary Smithson, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Williamson

Personally appeared before me, Amy Cross Nance, a notary for this county and state, Rosemary Smithson who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

MY COMMISSON EXPIRES: 2/23/15.

