QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans:T20140004397 DEEDQC
Recvd: 01/21/14 11:21 2 pgs
Fees:12.00 Taxes:0.00

20140121-0005437

G-VRES-13-3707

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF JANUARY, 2014.

Notary Public

MY COMMISSION EXPIRES: 1-9-16
(AFFIX SEAL)

MEGAN PAULUS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Kurt Denny (NAME)	**Same as New Owner** (NAME)	
3707 Norma Drive (ADDRESS)	(ADDRESS)	**133-7-58.00**
Nashville, TN 37211 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, I, **MARGARET ROBERTSON, TRUSTEE OF THE TESTAMENTARY TRUST UNDER THE LAST WILL AND TESTAMENT OF PATRICIA A. STAYTON,** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO **KURT DENNY, MARRIED**, HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, ALL OF MY RIGHT TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 5, NORMA HEIGHTS, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 1835, PAGE 36, 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 DAVID E. PARKER AND WIFE, EVELYN J. PARKER TO PATRICIA A. STAYTON, UNMARRIED AS RECORDED ON THE 18TH DAY OF DECEMBER, 1998 IN DEED BOOK 11259, PAGE 589, REGISTER'S OFFICE FOR DAVIDSON COUNTY TENNESSEE. THE SAID PATRICIA A. STAYTON HAVING SINCE DIED JULY 7, 2013, HER ESTATE BEING OF RECORD IN DOCKET NO. 13P-1183, IN THE PROBATE COURT FOR DAVIDSON COUNTY, TENNESSEE.

FURTHER BEING THE SAME PROPERTY CONVEYED TO KURT DENNY FROM MARGARET ROBERTSON, EXECUTOR OF THE ESTATE OF PATRICIA A. STAYTON BY WARRANTY DEED DATED DECEMBER 13, 2013, OF RECORD IN INSTRUMENT NO. 20131217-0127551, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. THE GRANTOR HEREIN EXECUTES THIS INSTRUMENT TO AFFIRM THE FOREGOING CONVEYANCE AND TO FURTHER CONVEY ANY AND ALL INTEREST THE TESTAMENTARY TRUST UNDER THE LAST WILL AND TESTAMENT OF PATRICIA A. STAYTON MAY HAVE IN SAID PROPERTY UNTO THE SAID GRANTEE. GRANTOR ALSO ACKNOWLEDGES THAT MARGARET ROBERTSON AS IDENTIFIED HEREIN AND AS IDENTIFIED AS GRANTOR IN THE WARRANTY DEED OF RECORD IN INSTRUMENT NO. 20131217-0127551, REGISTER'S OFFICE FOR DAVIDSON COUNTY TENNESSEE, IS ONE AND THE SAME AS THE MARGARET RUTH ROBERTSON AS IDENTIFIED AS EXECUTRIX AND TRUSTEE IN THE PROBATE ESTATE OF THE AFOREMENTIONED PATRICIA A. STAYTON.

THIS CONVEYANCE IS SUBJECT TO COUNTY TAXES FOR THE YEAR 2014 AND SUBSEQUENT YEARS, A LIEN NOT YET DUE AND PAYABLE; ALL MATTERS SET FORTH IN THE PLAN OF RECORD IN PLAT BOOK 1835, PAGE 36 AND ANY AND ALL OTHER EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

This is
( ) unimproved
(X) improved

property known as **3707 Norma Drive Nashville, Tennessee 37211**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness my hand this the 15th day of January, 2014.

Margaret R. Robertson
MARGARET ROBERTSON, TRUSTEE OF
THE TESTAMENTARY TRUST UNDER
THE LAST WILL AND TESTAMENT OF
PATRICIA A. STAYTON

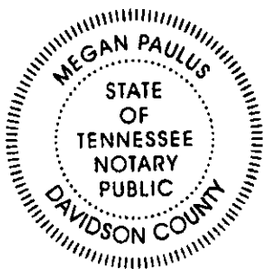
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Margaret Robertson, Trustee of the Testamentary Trust Under the Last Will and Testament of Patricia A. Stayton, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who executed the foregoing instrument, and who acknowledged the execution of same to be her free act and deed.

Witness my hand and official seal, this the 15th day of January, 2014.

Megan Paulus
Notary Public

My Commission Expires: 1-9-18



RETURN TO:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212