BILL GARRETT, Davidson County
Trans:T20140004596 DEEDQC
Recvd: 01/21/14 15:44 2 pgs
Fees:12.00 Taxes:0.00
20140121-0005737

This instrument prepared by:
Lesa H. Skoney
Tune, Entrekin & White, P.C.
315 Deaderick St. Ste 1700
Nashville, TN 37238
615-244-2770

QUITCLAIM DEED

NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL
William F. Shea 3751 Bethlehem Road Springfield, TN 37172	SAME	084 11 0 120.00

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration, or value, whichever is greater for this transfer is zero (0)

Caroline Frances Shea
AFFIANT

Subscribed and sworn to before me this 20th day of January, 2014.

Erica Martinez
NOTARY PUBLIC

MY COMMISSION EXPIRES: 5-3-16

ERICA MARTINEZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 3, 2016

FOR AND IN CONSIDERATION OF LOVE AND AFFECTION and for the purpose of making a gift, I, FRANCES SHEA as Grantor, do hereby transfer and convey unto WILLIAM F. SHEA, the Grantee, all of my right, title and interest in and to certain property in Davidson County, Tennessee, described as follows,

Land in Davidson County, Tennessee Being Lot No. 249 on the Map of Maplecrest Subdivision, as of record in Book 1835, pages 27 and 28, Register's Office for said County.

SAID Lot No. 249 fronts 120 feet on the southeasterly side of Dennywood Drive as measured along a curve and runs back between lines measuring 106.3 feet on

the southwesterly line and 117.7 feet on the northeasterly line to the rear line on which it measures 77.7 feet.

Being the same real property conveyed to William J. Shea and wife, Frances Shea, by deed from James Reed Doran and wife, Shirley Yates Doran, of record in Book 3929 page 173, in the Register's Office for Davidson County, Tennessee. The said William J. Shea having since died, the real property vested in Frances Shea as surviving tenant by entirety.

This is improved property known as 2303 Denneywood Drive, Nashville, TN

IN WITNESS WHEREOF, the undersigned has executed this instrument this 20th day of January, 2014.

Caroline Frances Shea
FRANCES SHEA

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

WITNESS my hand, at office, this 20th day of January, 2014.

Erica Martinez
NOTARY PUBLIC

MY COMMISSION EXPIRES: 5-3-16.

(This deed is prepared by this firm without title examination, and without any assurance as to the status of the title and is prepared solely based upon deeds and representations furnished by the Grantor; the parties are advised to obtain title insurance or a title exam if they wish to confirm title status prior to acceptance of this deed)

ERICA MARTINEZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 3, 2016