Return To:
McCann, Hubbard & Solomon
1804 Williamson Ct., Ste 201
Brentwood, TN 37027
615-377-3319

THIS INSTRUMENT PREPARED BY:
A. Scott Hubbard
McCann & Hubbard
1804 Williamson Court, Suite 201
Franklin, TN 37027

BILL GARRETT, Davidson County
Trans:T20140005553 DEEDQC
Recvd: 01/24/14 10:32 2 pgs
Fees:12.00 Taxes:0.00
20140124-0006693

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Beth Luken
AFFIANT

Subscribed and sworn to before me this 21 day of January, 2014.

Kyle Snyder
NOTARY PUBLIC

KYLE SNYDER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES August 23, 2016

My Commission Expires: 8/23/2016

Address New Owners as Follows:
Beth Luken
490 Huntington Ridge Dr.
Nashville, TN 37211

Send Tax Bills To:
New Owner

Map-Parcel:
161-11-A-113

QUITCLAIM DEED

In consideration of $10.00, and other good and valuable consideration, **Claudia L. Trapp, unmarried,** GRANTOR, hereby quitclaims and conveys all of her undivided right, title and interest to the hereinafter described property to **Beth Luken, married,** GRANTEE. Said property conveyed herein is described as follows:

> Land in Davidson County, Tennessee, being Lot No. 113, on the Plan of Huntington Ridge Townhouse, of record in Plat Book 4675, Page 9, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to Beth Luken, married, by Warranty Deed, from J. Michael Schussele, married, of record in Instrument No. 20061011-0126136, Dated October 3, 2006, Register's Office for Davidson County, Tennessee. Beth Luken, married, by Quitclaim Deed conveyed said property to Russell J. McCann, Trustee, and by same Quitclaim Deed, for the express purpose of making a re-conveyance to add Claudia L. Trapp, unmarried, Russell J. McCann, Trustee, re-conveyed said property to Beth Luken, married and Claudia L. Trapp, unmarried, as tenants in common with right of survivorship, of record in Instrument No. 20070108-0003126, Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such restrictions, encumbrances, and limitations as may affect the premises.

Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purpose thereof, makes this conveyance to Grantee.

This instrument has been prepared based solely upon information provided by the parties, and without the benefit of a title search.

IN WITNESS WHEREOF, the said parties hereto have hereunto set their signatures on this the 21 day of January, 2014.

Claudia L. Trapp

Claudia L. Trapp

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Claudia L. Trapp, with whom I am personally acquainted, (or whose identity was proved to me on the basis of satisfactory evidence) who executed the foregoing instrument for the purposes herein contained.

Witness my hand and seal, at office, this 21 day of January, 2014.

Notary Public

My Commission Expires: 8/23/2016

KYLE SNYDER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES August 23, 2016