QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans:T20140007691 DEEDQC
Recvd: 02/03/14 13:09 2 pgs
Fees:12.00 Taxes:0.00
20140203-0009390

B-STM-13-2621

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 24th 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)
Matthew F. Thompson	**SunTrust Mortgage, Inc.**	
(NAME)	(NAME)	
2621 Ashwood Avenue	**901 Semmes Avenue**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37212	**Richmond, VA 23224**	**104-15-0 056.00**
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE (S) AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **MATTHEW F. THOMPSON**, HEREINAFTER CALLED THE GRANTOR (S), HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO **MATTHEW F. THOMPSON AND ALICIA THOMPSON, HUSBAND AND WIFE**, HEREINAFTER CALLED THE GRANTEE (S), THEIR 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 PART OF LOT NO. 43, ON THE PLAN OF MAP OF SUNSET PARK SUBDIVISION, AS SHOWN ON PLAT OF RECORD IN PLAN BOOK 332, PAGE 132 REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, AND DESCRIBED ACCORDING TO A SURVEY THEREOF BY JAMES A. HAMILTON, JR., SURVEYOR, JUNE 4, 1947 AND JUNE 17, 1947, AS FOLLOWS:

BEGINNING AT A POINT IN THE SOUTHERLY MARGIN OF ASHWOOD AVENUE 50 FEET EASTERLY FROM THE EASTERLY MARGIN OF 28TH AVENUE SOUTH OR NATCHEZ TRACE; THENCE SOUTHERLY 160.5 FEET TO THE NORTHERLY LINE OF LOT NUMBER 42, WHICH POINT IS 48 FEET EASTERLY FROM THE EASTERLY MARGIN OF 28TH AVENUE SOUTH; THENCE EASTERLY 52 FEET TO THE CORNER OF LOTS NUMBER 41, 42, 43 AND 44; THENCE WITH THIS LINE BETWEEN LOTS 43 AND 44 NORTHERLY 160.5 FEET TO THE SOUTHERLY MARGIN OF WEST ASHWOOD AVENUE THENCE WITH THE MARGIN OF THE SAME WESTERLY 50 FEET TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO MATTHEW F. THOMPSON, A SINGLE PERSON BY WARRANTY DEED DATED 08/13/2008 FROM BRENDA LOGAN AND HUSBAND, CHARLES LOGAN, AND CHRISTOPHER RYAN CONNER, AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP OF RECORD IN INSTRUMENT 200808150083961, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This is
( ) unimproved
(X) improved

property known as **2621 Ashwood Avenue Nashville, Tennessee 37212**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness my/our hand (s) this the **24th** day of **January, 2014.**

Matthew F. Thompson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and official seal, this the **24th** day of **January, 2014.**

Notary Public

My Commission Expires: 1-9-16

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