BILL GARRETT, Davidson County
Trans:T20140008144 DEEDQC
Recvd: 02/04/14 13:56 2 pgs
Fees:12.00 Taxes:0.00
20140204-0009918

This Instrument Prepared By:
Richard M. Davenport, Attorney
5115 Maryland way
Brentwood, TN 37027

Address of New Owner(s):	Sent Tax Bill To:	Map & Parcel No.
Joseph Dylan Burroughs 1803 Broadway – Unit 619 Nashville, TN 37203	Same	03315000400

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 dollars (10.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, I, Angelo C. Valenti, ("Grantor") do hereby QUITCLAIM to Joseph Dylan Burroughs, his heirs, successors, and assigns, land in Davidson County, Tennessee, fully described as follows.

LAND in Davidson County, Tennessee, being Lot. No. 116, on the plan of Pleasant Hill Addition, Section Two; of record in Book 4595, page 46, Register's Office for said County.

SAID Lot No. 116 fronts 182.0 feed on the southeasterly margin of Green Acres Drive and extends back 252.74 feet on the northeasterly line and 237.3 feet on the southwesterly line to a broken line in the rear, measuring 218.47 feet thereon.

BEING the same property conveyed to Ginger Lee Valenti, Deceased (Davidson County Probate Court Case Number 12-P-1407) by Richard M. Davenport, Trustee of Record in Book 10560, page 255, R.O.D.C.T. The Grantor being the surviving spouse hereby conveying any and all interest that he may have in said land to the surviving son of the deceased.

THIS is improved property known as 313 Green Acres Drive, Davidson County, Goodlettsville, Tennessee.

SAID property is conveyed subject to such limitations, restrictions and encumbrances, as may affect the premises with not warranty expressed or implied, Grantor conveys only such interest as he may have.

IN WITNESS WHEREOF, the Grantor has executed this instrument on this 14th day of January, 2014.

Angelo C. Valenti, Grantor

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 14th day of January, 2014 before me personally appeared ANGELO C. VALENTI, to me known or proved to me on the basis of satisfactory evidence to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his free act and deed.

Witness my hand and seal, this 14th day of January, 2014.

NOTARY PUBLIC

RICHARD M. DAVENPORT STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

This deed is used to evidence distribution of property to an heir and beneficiary of the estate of GINGER LEE VALENTI and is therefore exempt from tax. The actual consideration for the transfer was -0-.

ANGELO C. VALENTI

Subscribed to and before me this 14th day of January, 2014.

NOTARY PUBLIC

RICHARD M. DAVENPORT STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.