THIS INSTRUMENT WAS PREPARED BY: **VENTURE TITLE, LLC** **3027 HIGHWAY 31W** **WHITE HOUSE, TN 37188** BILL GARRETT, Davidson County Trans:T20140008169 DEEDQC Recvd: 02/04/14 14:18 1 pgs Fees:12.00 Taxes:0.00 20140204-0009951	STATE OF **TENNESSEE** COUNTY OF **ROBERTSON** THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ -0- Jim Baines AFFIANT SUBSCRIBED AND SWORN TO BEFORE ME, THIS 15th DAY OF JANUARY, 2014. Ashley M. Bianchi NOTARY PUBLIC MY COMMISSION EXPIRES: 9/27/2015 ASHLEY M. BIANCHI STATE OF TENNESSEE NOTARY PUBLIC ROBERTSON COUNTY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NUMBERS:
Jim Sweeney Construction, Inc.	New Owner	061-06-0-053.00
(NAME)	(NAME)	
P.O. Box 2495		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Hendersonville, TN 37077		
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **JAMES S. SWEENEY, III,** "GRANTOR", by these presents, does hereby quitclaim and convey unto **JIM SWEENEY CONSTRUCTION, INC., A TENNESSEE CORPORATION**, hereinafter called "GRANTEE", their successors, heirs and assigns all of their rights, title and interests in and to a certain tract or parcel of land in **Davidson** County, State of **Tennessee,** described as follows, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 1 on the Plan of Resubdivision / Partition of Lot 5, Subdivision of the Northerly part of Mrs. Lela Hagan's 29.13 acre tract in Maplewood, as shown on plat of record in Instrument No. 20131008-0105799, in the Register's Office of Davidson County, Tennessee, to which said plan reference is hereby made for a more particular description.

BEING a portion of the same property conveyed to James S. Sweeney, III, by Warranty Deed from Lee Travioli and Natalie Travioli, husband and wife, dated 11/9/12 and recorded 11/13/12 in Instrument No. 20121113-0104472, in the Register's Office of Davidson County, Tennessee.

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

This is unimproved property known as **604 Mapelwood Lane, Nashville, Tennessee 37216.**

WITNESS our hands this 15th day of January, 2014.

James S. Sweeney III

JAMES S. SWEENEY, III

STATE OF TENNESSEE

COUNTY OF ROBERTSON

Before me, the undersigned, a Notary Public in and for the said County and State, personally appeared **JAMES S. SWEENEY, III**, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the foregoing instrument for the purpose therein contained. Witness my hand and official seal this 15th day of January, 2014.

Ashley M. Bianchi
Notary Public

My Commission Expires: 9/27/2015

ASHLEY M. BIANCHI STATE OF TENNESSEE NOTARY PUBLIC ROBERTSON COUNTY

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