(2)

BILL GARRETT, Davidson County
Trans:T20140012116 DEEDQC
Recvd: 02/21/14 09:13 2 pgs
Fees:12.00 Taxes:0.00
20140221-0014826

RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5200 Maryland Way, Ste 202
Brentwood, TN 37027

QUITCLAIM DEED

GEORGETTE R. KENNEDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $0.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF February, 2014.

NOTARY PUBLIC

My commission expires: 03-07-17

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 5200 Maryland Way, Suite 202, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Matthew R. Broadus 5010 Wyoming Avenue Nashville, TN 37209	Same as New Owner	103-03-0-118.00

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged; the undersigned, **Jeffrey B. Broadus and Carol J. Broadus, husband and wife,** hereinafter called the Grantors, have quitclaimed and sold and by these presents do hereby quitclaim all our right, title and interest unto **Matthew R. Broadus, married,** hereinafter called the Grantee, his heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being part of an unnumbered block at the northeast corner of 51st Avenue, North, and Wyoming Avenue, on the plan of Charlotte Park of record in Book 57, Pages 102 and 103, revised in Book 421, Pages 17 and 18, where it is shown as part of Block 25, Revised plan of West Extension of Charlotte Park (Wyoming Avenue was formerly known as Sixth Avenue and 51st Street was formerly known as Tenth Street) Register's Office for said County.

Said part of said block fronts 50 feet on the north side of Wyoming Avenue and extends back between parallel lines, along the east margin of 51st Avenue, North 150 feet to an alley.

Being the same property conveyed to Jeffrey B. Broadus and Carol J. Broadus, husband and wife, and Matthew R. Broadus, unmarried, joint tenants with right of survivorship, by Warranty Deed from Kevin Maas and wife, Yuki Maas, dated 5/31/2007, recorded 6/7/2007, of record in Instrument No. 20070607-0068387, in the Register's Office for Davidson County, Tennessee.

WITNESS OUR HAND, this 13th DAY OF February, 2014.

Jeffrey B. Broadus

Carol J. Broadus

STATE OF Illinois

COUNTY OF Cook

Personally appeared before me, a Notary Public, **Jeffrey B. Broadus and Carol J. Broadus, husband and wife**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this 13th DAY OF February, 2014.

Notary Public

My commission expires: 11/30/2016

MICHAEL V. CANDELA
OFFICIAL SEAL
Notary Public - State of Illinois
My Commission Expires
November 30, 2016