This instrument prepared by:
MICHAEL J. PHILBIN, P.C.
2021 Richard Jones Road, Suite 220
Nashville, TN 37215-2860

BILL GARRETT, Davidson County
Trans:T20140012357 DEEDQC
Recvd: 02/21/14 14:16 3 pgs
Fees:22.00 Taxes:0.00
20140221-0015151

QUITCLAIM DEED

FROM:	)	FROM:
	)	
Donna Freeman Kelley	)	Michael J. Philbin, Trustee
	)	
	)	
TO: Michael J. Philbin, Trustee	)	TO: Donna Sue Freeman

Name and Address of New Owner	Name and Address of Persons or of Entity Responsible for Payment of Property Taxes	Map – Parcel Number(s)
Donna Sue Freeman 401 Bowling Avenue #32 Nashville, TN 37205	OWNER	104-13-A-24CO

KNOW ALL MEN BY THESE PRESENTS that for the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and for the express purpose of re-conveying title to reflect a change in the last name of the fee simple owner, I, Donna Freeman Kelley, hereby convey, remise, release and quitclaim all of my interest unto Michael J. Philbin, Trustee, his successors and assigns, the following described tract of land in Davidson County, Tennessee:

LAND in Davidson County, Tennessee, being Building Site No. 24 on the plan of Richmeade Place Section One, of record in Book 4860, page 44, Register's Office for said County and to which plan reference is made for a more complete description thereof.

Being the same property conveyed to Donna Freeman Kelley by deed from Gini Corp, a Virginia Corporation, dated April 14, 2011 of record in Instrument No. 20110418-0029777 Register's Office for Davidson County, Tennessee

This conveyance is subject to all matters shown on any applicable recorded plan, all applicable easements, setback lines, and restrictions of record; and any encroachment, encumbrance, violation, variation or adverse circumstance affecting the title that would be disclosed by an accurate and complete land survey of the land and not shown by the Public records.

And now, I, the said Michael J. Philbin, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby convey, remise, release and forever quitclaim unto Donna Sue Freeman, her heirs and assigns, the same property hereinabove described to which reference is hereby made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

WITNESS my hands this 18th day of February, 2014

Donna Freeman Kelley

Michael J. Philbin, Trustee

STATE OF TENNESSEE §
COUNTY OF DAVIDSON §

Personally appeared before me, the undersigned, a Notary Public in and for said county and State, the within named Michael J. Philbin, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 18th day of February, 2014.

JILL CONNORS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires JUNE 21, 2016

Jill Connors
Notary Public

6-21-16
Commission Expiration Date

Jill Connors
Printed Name of Notary

STATE OF TENNESSEE §
COUNTY OF DAVIDSON §

Personally appeared before me, the undersigned, a Notary Public in and for said county and State, the within named Donna Freeman Kelley, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 18th day of February, 2014.

SHANNON PHILBIN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires JULY 6, 2015

Notary Public

7-6-15
Commission Expiration Date

Shannon Philbin
Printed Name of Notary

STATE OF TENNESSEE §

COUNTY OF DAVIDSON §

Personally appeared before me, the undersigned, a Notary Public in and for said county and State, the within named Donna Sue Freeman, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 18th day of February, 2014.

SHANNON PHILBIN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires JULY 6, 2015

Notary Public

7-6-15
Commission Expiration Date

Shannon Philbin
Printed Name of Notary

STATE OF TENNESSEE §
COUNTY OF DAVIDSON §

The actual consideration or value, whichever is greater, for this transfer is $ - 0 -

Affiant

Subscribed and sworn to before me, this 18th day of February, 2014.

SHANNON HILBIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 6, 2015

Notary Public

7-6-15
Commission Expiration Date

Printed Name of Notary