THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Road, Suite 203-A** **Nashville, TN 37215** BILL GARRETT, Davidson County Trans:T20140013398 DEEDQC Recvd: 02/26/14 11:51 2 pgs Fees:12.00 Taxes:0.00 20140226-0016427	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is: $-0-. Jaylor Naman Affiant Subscribed and sworn to before me, this 7th day of February, 2014. Notary Public My Commission Expires:

QUITCLAIM DEED

Address New Owner: Joshua David Robinson 2310 Elliott Ave., #405 Nashville, TN 37204	Send Tax Bills To: Same as of Record	Tax Information: 105-14-0C-405.00-C

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, DaNae Latan Robinson, unmarried (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey to Joshua David Robinson, an unmarried man, and David Gordon Robinson, a married man, as joint tenants with rights of survivorship, their heirs and assigns, all of her right, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Unit No. 405 as shown on the Plat described in the Master Deed of The Park at Melrose Condominiums, a Horizontal Property Regime, created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated and as established in Instrument 200709170110745, Register's Office for Davidson County, Tennessee, including without limitation the By-Laws appended thereto as Exhibit "B", together with the undivided percentage interest in the Common Elements appurtenant to said unit, as set forth in said Master Deed. Reference is hereby made to the Plat of The Park at Melrose Condominiums attached as Exhibit "E" to the aforementioned Master Deed for a more complete identification, description and placement of said unit.

Being the same property conveyed by Quitclaim Deed as recorded on the 12th day of September, 2011 in Instrument No. 20110912-0070303.

This conveyance is made by DaNae Latan Robinson pursuant to the Final Decree of Divorce, Davidson County Third Circuit, Docket No. 13D-1996, to convey any and all interests, marital or otherwise, that she may have to Joshua David Robinson. Further, this conveyance is subject to all

restrictions, conditions, easements and any other matters of record, including all items set out on any applicable plan or plat of record.

This is improved property known as: 2310 Elliott Ave., #405, Nashville, TN 37204.

This conveyance is exempt from transfer tax pursuant to T.C.A. §67-4-409 (a)(3)(E).

Grantor covenants that she is lawfully seized and possesses said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, any mortgage liens and restrictions, conditions and easements of record. However, this conveyance is made without the benefit of a title search.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 7th day of February, 2014.

DaNae Latan Robinson

STATE OF Tennessee)
COUNTY OF Williamson)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named DaNae Latan Robinson, 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 office, this 7th day of February, 2014.

Notary Public

My Commission Expires: _____