**THIS INSTRUMENT PREPARED BY:**
Nashville Title Insurance Corporation
2818 Bransford Avenue
Nashville, TN 37204

| Davidson County | DEEDQC |
|---|---|
| Recvd: 02/27/14 14:47 | 3 pgs |
| Fees:17.00 Taxes:0.00 | |
| 20140227-0017092 | |

**Address New Owner(s)**
Matthew Wilder
915 Allen Road
Nashville, TN 37214

**Send Tax Bills To:**
Republic State Mortgage Company
2715 Bissonet Suite 102
Houston, TX 77005

**Map & Parcel No.:**
96-14-159

# QUITCLAIM DEED

**FOR AND IN CONSIDERATION** of the sum of Ten Dollars ($10.00), and other good and valuable consideration, receipt of which is hereby acknowledged, I **Corrine Wilder**, ("Grantor") does hereby quitclaim and convey unto **Matthew Wilder** ("Grantee"), his heirs and assigns, all of my Grantor's right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee and described as follows:

**A Certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:**

**Being a reserved tract on the Plan of Malvin Heights, as of record in Book 2330, Page 83, Register's Office for said County, Said reserved tract begins at a point on the southerly margin of Allen Road the northeasterly corner of Lot No. 18; thence with the easterly margin of said Lot No. 18 southwardly 120 feet to a concrete monument; thence southwardly 120 feet to a concrete monument; thence southeasterly 123.5 feet to a concrete monument; thence northwardly 198.3 feet to a concrete monument on the southerly margin of Allen Road, thence with said margin of said road westwardly 97.3 feet to the beginning.**

**Being the same property conveyed to Matt Wilder and wife, Corinne Wilder, from Naomi Winecoff, widow by Deed on August 2, 2010, of record in Instrument Number 20100805-0061609, Register's Office for Davidson County, Tennessee.**

This is improved property known as **915 Allen Road, Nashville, TN 37214.**

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

**IN WITNESS WHEREOF**, the Grantor has caused this instrument to be executed on this 14th day of **February, 2014.**

**Corinne Wilder**

STATE OF TENNESSEE )
COUNTY OF Davidson )

Personally appeared before me, Jennifer R. Pierce, a Notary Public in and for said state and county, **Corinne Wilder** with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office this 14th day of February, 2014.

NOTARY PUBLIC My Commission Expires: 11/6/17

JENNIFER R. PIERCE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE )
COUNTY OF Davidson )

The actual consideration for this transfer is **$00.00.**

AFFIANT

Subscribed and sworn to before me, this **14th** day of **February, 2014.**

NOTARY PUBLIC My Commission Expires: 11-6-17

JENNIFER R. PIERCE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

I, Andy Maloney, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN
County of Davidson

Personally appeared before me, Carl E. Dunphy, II, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 1-6-2015

CARL E. DUNPHY II
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Carl E. Dunphy II
My Commission Expires
1-6-2015
STATE OF TENNESSEE