THIS INSTRUMENT PREPARED BY:
Harpeth Title Services LLC
P.O. Box 50661
Nashville, Tennessee 37205
Phone – (615) 430-2092

BILL GARRETT, Davidson County
Trans:T20140013909 DEEDQC
Recvd: 02/27/14 15:30 3 pgs
Fees:17.00 Taxes:0.00
20140227-0017124

NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL:
Christopher G. Hopkins, Jr. Marjorie Lynn Hopkins 1905 Tyne Boulevard Nashville, Tennessee 37215	NEW OWNER	Map 144 Parcel 047.00

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that I, **Christopher G. Hopkins, Jr.,** Grantor, for and in consideration of Ten and no/100's ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, have bargained and sold and do hereby convey remise, release and forever quitclaim unto **Christopher G. Hopkins, Jr., and wife, Marjorie Lynn Hopkins, as tenants in the entirety**, Grantees, my entire right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described as follows:

See Attached Exhibit "A"

This is improved property known as: **1905 Tyne Boulevard, Nashville, Tennessee 37215**

The purpose of this Quitclaim Deed is to create a tenancy in the entirety between Grantees. This instrument and the interest released and quitclaimed are subject to such limitations, encumbrances, easements and restrictions as may affect the premises.

WITNESS my hand this the 17th day of February, 2014.

Christopher G. Hopkins, Jr.

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Christopher G. Hopkins, Jr., the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence that he executed the within instrument for the purpose therein contained.

Witness my hand and seal at Nashville, Tennessee this 17th day of February, 2014.

Deanna Scales
Notary Public

My commission expires:

My Commission Expires MAY 3, 2016

DEANNA SCALES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer is $ ~~0.00~~ $10.00 (CGH)

Christopher G. Hopkins Jr.
Affiant

Sworn to and subscribed before me this the 17th day of February, 2014.

Deanna Scales
Notary Public

My commission expires: My Commission Expires MAY 3, 2016

DEANNA SCALES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

Exhibit "A"

LAND in the 7th, formerly the 11th, Civil District of Davidson County, Tennessee, described according to a survey made by E. L. Miller, Jr., & Co., October 11, 1962, as follows:

Beginning at an iron pin in the westerly margin of Tyne Boulevard at the southeast corner of the 3.4 acres, more or less, tract as shown on said survey, said iron pin lying South 11° 55' East 222 feet along the westerly margin of Tyne Boulevard from the southerly line of the property conveyed to James S. Fraser by deed from Anita Lewis Fraser, as of record in Book 3223, page 91, Register's Office for said County, thence with the southerly line of said 3.4 acres, more or less, tract, North 86° 35' West 741 feet to an iron pin lying in the easterly line of the property conveyed to the Board of Trustees of the Hillsboro Presbyterian Church of Nashville, Tennessee, by deed from Viola S. Beulah, as of record in Book 2283, page 31, said Register's Office, thence with the easterly line of said church property, South 17° 22' West 147.8 feet to an iron pin and South 16° 35' East 57.6 feet to an iron pin at the northwest corner of the 3.1 acres, more or less, tract, as shown on said survey; thence with the northerly line of said 3.1 acres, more or less, tract, South 86° 50' East 810 feet to an iron pin in the westwardly margin of Tyne Boulevard; thence with the westerly margin of Tyne Boulevard North 11° 55' West 200 feet to the beginning, containing 3.4 acres, more or less.

BEING the same property conveyed to Christopher G. Hopkins, Jr. by Executor's Deed from Christopher G. Hopkins, Jr. and Dorothy Marissa Hopkins, as Co-Executors of the Estate of Dorothy Willett Hopkins, dated March 21, 2009, recorded April 13, 2009, of record in Instrument No. 20090413-0033188, Register's Office for Davidson County, Tennessee, and further being the same property being conveyed to Christopher G. Hopkins and wife, Dorothy W. Hopkins by deed of record in Book 3460, page 116, said Register's Office. The said Christopher G. Hopkins having since died, property vesting in Dorothy W. Hopkins as sole surviving tenant by the entirety. The said Dorothy W. Hopkins having since died on March 1, 2006, her will being probated in the Seventh Circuit Court of Davidson County, Tennessee, Probate Division, File No. 06P-428.

This is improved property known as: **1905 Tyne Boulevard, Nashville, Tennessee 37215**