BOK 14

QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans:T20140014302 DEEDQC
4706-3 Recvd: 03/03/14 08:38 2 pgs
Fees:12.00 Taxes:0.00

20140303-0017578

State of Tennessee
County of Davidson

The actual consideration for this transfer is $ -0-.

Dana M. Maddux
Affiant

Subscribed and sworn to before me, this the 28th day of February, 2014.

Notary Public

My commission expires: 9-19-16

KATHY HAND
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive , Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
W. Jean Ezell	**NEW OWNER**	**108120A00700CO**
1331 Quail Valley Road		
Nashville, TN 37214		

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I,

Sandra Lee Carter, unmarried

HEREINAFTER CALLED THE GRANTOR, HAVE QUITCLAIMED, AND BY THESE PRESENTS DO HEREBY CONVEY UNTO

W. Jean Ezell, unmarried

HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN AND TO A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, being a certain condominium apartment, Unit No. 7 on Lot No. 49 on the Plan of Phase Seven, Lots 29-52 and 80 Section Four, Quail Valley, of record in Book 5200, page 522, Register's Office for Davidson County, to which reference is hereby made for a more complete and accurate description thereof.

BEING the same property conveyed to W. Jean Ezell, unmarried and Sandra Lee Carter, unmarried, by Quitclaim Deed from W. Jean Ezell, dated November 13, 2012, of record in Instrument No. 20130415-0037494, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

THIS INSTRUMENT HAS BEEN PREPARED BY THE FIRM OF JOHN T. COOK, P.C., BASED UPON VERBAL INFORMATION AND DIRECTIONS FROM THE RESPECTIVE PARTIES. THE PARTIES ACKNOWLEDGE AND UNDERSTAND THAT SAID FIRM HAS RELIED ON INFORMATION PROVIDED TO IT AND DOES NOT REPRESENT THE ACCURACY THEREOF.

This is Improved (_X__) Unimproved (____) property, known as: **1331 Quail Valley Road, Nashville, TN 37214**

Witness my/our hand(s) this **28th** day of **February, 2014.**

Sandra Lee Carter

Sandra Lee Carter

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 **Sandra Lee Carter, unmarried ,** the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this **28th** day of **February, 2014.**

Notary Public

KATHY HAND
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires: 9-19-16