BILL GARRETT, Davidson County
Trans:T20140014842 DEEDQC
Recvd: 03/04/14 14:48 2 pgs
Fees:12.00 Taxes:0.00
20140304-0018220

THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Rd Suite 203A** **Nashville, TN 37215** **CRT File No. 14020154**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is: $-0-. Affiant Subscribed and sworn to before me, this 24th day of February, 2014. Notary Public My Commission Expires:

RACHEL NEAL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES JULY 3, 2017

QUITCLAIM DEED

Address New Owner: Amanda Gleaton and Jonathan M. Gleaton 135 40th Ave N Nashville, TN 37209	Send Tax Bills To: New Owner	Tax Information: 104-01-0E002.00CO

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, Jonathan M. Gleaton and Amanda Gleaton, husband and wife (hereinafter referred to as the "Grantor") do hereby quitclaim, transfer and convey to Amanda Gleaton and Jonathan M. Gleaton, wife and husband, their heirs and assigns, all of their rights, 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. 2, on the Plan of The 4001 Utah Avenue Townhomes, a Horizontal Property Regime, filed as Exhibit B, to and established by the Declaration and Master Deed of record in Instrument No. 20070529-0063605, Register's Office for Davidson County, Tennessee, together with an undivided percentage interest in the common areas/elements appurtenant to said Unit as set forth in said Master Deed, reference to which is hereby made for a more complete description of said Unit and Condominium, the rights and obligations of Declarant and the Unit Owners, and the Bylaws of the Association of Owners.

Being the same property conveyed by Warranty Deed from Judith B. Benning, Trustee of The Judith B. Benning Revocable Trust to Jonathan M. Gleaton and Amanda Gleaton, husband and wife as recorded on the 23rd day of August, 2012 in Instrument No. 20120823-0076071, corrected in Scrivener's Affidavit as recorded on the 14th day of January, 2013 in Instrument No. 20130114-0004102 and Warranty Deed from Michael F. Wissel and Patricia Wissel, husband and wife to The Judith B. Benning Trust as recorded on the 22nd day of July, 2008 in Instrument No. 20080722-0075059, in the Register's Office of Davidson County, Tennessee.

This is improved property known as 135 40th Ave N, Nashville, TN 37209.

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 24th day of February, 2014.

Jonathan M. Gleaton

Amanda Gleaton

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jonathan M. Gleaton and Amanda Gleaton, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 24th day of February, 2014.

Notary Public

My Commission Expires: _____

KATE ROSENTHAL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 9, 2014