BILL GARRETT, Davidson County
Trans:T20140025105 DEEDQC
Recvd: 04/14/14 13:47 2 pgs
Fees:12.00 Taxes:0.00
20140414-0031049

THIS INSTRUMENT PREPARED BY:
Residential & Commercial Title Services, LLC
1720 West End Avenue, Suite 400
Nashville, Tennessee 37203
R14-1213A

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Frances I. Hardie, Trustee 803 Lynnbrook Road Nashville, TN 37215	New Owner	102-12-0-061.00

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $-0-

Frances I. Hardie
Affiant

Subscribed and sworn to before me, this the 9th day of April, 2014.

M. ALLISON THOMPSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

M. Allison Thompson
Notary Public

MY COMMISSION EXPIRES: November 5, 2014

My Commission Expires: 11/5/2014
(Affix Seal)

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One ($1.00) Dollar, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned **FRANCES ISLEY HARDIE, UNMARRIED,** hereinafter called the Grantor, for the purpose of transferring the Grantor's entire ownership interest in the subject real property to a revocable trust established by the Grantor, has bargained and sold, and by these presents do hereby transfer and quitclaim to **FRANCES I. HARDIE, TRUSTEE, OR ANY SUCCESSOR TRUSTEE, OF THE FRANCES ISLEY HARDIE REVOCABLE TRUST DATED JUNE 5, 2007,** hereinafter called the Grantee, and Grantee's successors and assigns, all of Grantor's interest in and to a certain tracts or parcels of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, Being Lot No. 109 on the Plan of Horton Heights, Section X, of record in Book 2133, page 32, Register's Office for said County, more particularly described as follows:

Beginning on the easterly margin of Fleetwood Drive; thence in an easterly direction 209 feet to a point; thence in a northerly direction 215.4 feet to a point on the southerly margin of Summerly Drive: thence in a westerly direction along the margin of the same, 178 feet to a point; thence continuing around a curve in a westerly and southerly direction 39.3 feet to a point on the easterly margin of Fleetwood Drive; thence in a southerly direction, along the margin of the same, 173.6 feet to the point of beginning.

Being the same property conveyed to Frances Isley Hardie, by Warranty Deed from Royal G. Albridge, Jr. and wife, Ulla A. Albridge, dated July 25, 1969, of record in Book 4353, page 430, Register's Office for Davidson County, Tennessee.

This is improved property located at: 823 Summerly Drive, Nashville, TN 37209

This instrument was prepared from information supplied by the parties. No title examination, survey, or settlement has been performed and Residential & Commercial Title Services, LLC shall not be responsible for any matter that could have been resolved by a title examination, survey, or settlement.

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.

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

IN WITNESS WHEREOF, this instrument has been executed this the 9th day of April, 2014.

Frances Isley Hardie
Frances Isley Hardie

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared **Frances Isley Hardie**, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes therein contained.

IN WITNESS WHEREOF, this the 9th day of April, 2014.

M. Allison Thompson
Notary Public
My Commission Expires: 11/5/2014

M. ALLISON THOMPSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES:
November 5, 2014