This instrument prepared by:
Barbara L. McGee
This Instrument was prepared with
Information furnished by the parties.

Map & Parcel: 05918008600

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that Helen Armstrong Duncan for and in consideration of Ten and 00/100 ($10.00) Dollars, do hereby remise and release, quit claim and convey all of his/her/their right, title and interest unto Charles H. Duncan, Jr. the following described real estate located in Nashville, County of Davidson, State of Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot No. 23 on the Plan of Haynes Estates, Section 1, as of record in Book 3700, page 127, register's Office for Davidson County, Tennessee.

Said Lot No. 23 fronts 78.0 feet on the westerly side of Buena Vista Pike and runs back between Lines 136.14 feet on the northerly line and 142.71 feet on the southerly line to a line at the rear on which it measures 74.47 feet.

Being the same property conveyed to Charles H. Duncan and wife, Helen Armstrong Duncan by Deed from W. L. Bainbridge Company of record in Book 4224, page 692, dated 3/22/1968. The said Charles H. Duncan having since died on 1/20/1990, vesting fee simple title unto his wife as sole survivor.

BILL GARRETT, Davidson County
Trans:T20140029093 DEEDQC
Recvd: 04/29/14 11:24 2 pgs
Fees:12.00 Taxes:0.00
20140429-0035850

IN TESTIMONY WHEREOF I/We have executed this instrument this the 26 day of April, 2014.

X- Helen Armstrong Duncan

Helen Armstrong Duncan

This is (__X__) improved (___) unimproved property known as:

4021 Buena Vista Pike
Nashville, Tennessee

New owner &
Mail Tax Bills to: (Person or Agency responsible for payment of taxes)

Charles H. Duncan, Jr.
7077 Stonebridge Road
Newburgh, IN 47630

I, or we, hereby swear or affirm that to the best of affiants knowledge, information, and belief, the actual consideration for this transaction is: $10.00

Affiant: Helen L. Duncan

Subscribed and sworn to before me this the 26th day of April, 2014.

Notary Public: Barbara L McGee
My Comm Expires: 1-9-2016

BARBARA L. MCGEE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

(Individual Notary Acknowledgement)
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned , a Notary Public within and for the State and County aforesaid, personally appeared Helen Armstrong Duncan with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office at Davidson County, Tennessee this 26th day of April, 2014.

Barbara L McGee
Notary Public

Comm. Expires: 1/19/2016

BARBARA L. MCGEE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY