#140280

THIS INSTRUMENT WAS PREPARED BY: **HALLMARK TITLE COMPANY** **100 BLUEGRASS COMMONS BLVD, SUITE 115** **HENDERSONVILLE, TN 37075** THIS INSTRUMENT WAS PREPARED FROM INFORMATION PROVIDED BY THE PARTIES. NO TITLE SEARCH WAS PERFORMED AND NO WARRANTIES ARE MADE BY THE DRAFTER. NO LEGAL OR TAX ADVICE HAS BEEN PROVIDED BY THE DRAFTER.	STATE OF **TENNESSEE** COUNTY OF **SUMNER** THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$-0-**. AFFIANT SUBSCRIBED AND SWORN TO BEFORE ME, THIS 29th DAY OF APRIL, 2014. NOTARY PUBLIC MY COMMISSION EXPIRES:

STEVEN G. WATERS
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES 03-14-2016

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NUMBERS:
John Austin Lee, Jr.	Same as new owner	104-02-4C-029.00-CO
(NAME)	(NAME)	
6215 Belle Rive Drive		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Brentwood TN 37027		
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **JOHN AUSTIN LEE, III**, hereinafter called **"GRANTOR"**, by these presents, does hereby quitclaim and convey unto **JOHN AUSTIN LEE, JR.**, hereinafter called "GRANTEE", his/her successors, heirs and assigns all of his/her rights, title and interests in and to a certain tract or parcel of land in ~~SUMNER~~ DAVIDSON County, State of **TENNESSEE,** described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit 407, together with the appurtenant interest in the common elements of The West End, a condominium, a horizontal property regime established by Master Deed of record in Instrument No. 20080401-0032619, Register's Office for Davidson County, Tennessee, as amended by First Amendment to Master Deed Establishing The West End of record in Instrument No. 20080408-0035628, Register's Office for Davidson County, Tennessee, as further amended by Second Amendment to Master Deed Establishing The West End as Instrument No. 20090512-0043586, Register's Office for Davidson County, Tennessee, and as further amended by Amendment to Second Amendment to Master Deed Establishing The West End as Instrument No. 20090921-0087974, Register's Office for Davidson County, Tennessee, said Unit depicted on the Condominium Plat attached as Exhibit "B" to the aforementioned Master Deed.

Together with Parking Space Numbers 101 and 102 and Storage Space Number P1-28 which are assigned as Limited Common Elements appurtenant to the above-described Unit, as set forth and defined in the Master Deed.

Being the same property conveyed to John Austin Lee, III by deed from West End Partners LLC, a Tennessee limited liability company, dated December 30, 2009 and recorded on January 4, 2010 in Instrument No. 20100104-0000479 and corrected by Affidavit of Scrivener's Error dated February 3, 2010 and recorded on February 3, 2010 in Instrument No. 20100203-0008716, Register's Office, Davidson County, Tennessee.

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

BILL GARRETT, Davidson County
Trans:T20140031130 DEEDQC
Recvd: 05/06/14 11:17 2 pgs
Fees:12.00 Taxes:0.00

20140506-0038477

This is **improved** property known as 110 31st Avenue North, The West End, Unit 407, Nashville, TN 37203.

WITNESS my/our hands this 29th day of April, 2014.

JOHN AUSTIN LEE, III

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the said County and State, personally appeared JOHN AUSTIN LEE, III, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal this 29th day of April, 2014.

Notary Public

My Commission Expires:_____

STEVEN G. WATERS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 03-14-2016