THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Road** **Suite 203-A** **Nashville, Tennessee 37215** BILL GARRETT, Davidson County Trans:T20140032420 DEEDQC Recvd: 05/09/14 15:22 2 pgs Fees:12.00 Taxes:0.00 20140509-0040014	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $0.00. Affiant Subscribed and sworn to before me, this 30 day of April, 2014. Notary Public My Commission Expires:

WILLIAM T. CHAPMAN, IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES SEPTEMBER 9, 2014

QUITCLAIM DEED

Address New Owner: James Adin Lara 4728 Benton Smith Road Nashville, TN 37215	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 117-2-229.00

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, **KG Partners** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey unto **James Adin Lara and Robert Tate McDaniel, Jr., as Tenants in Common**, their heirs and assigns all of its right, 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 Lot 2-A, ZONE LOT DIVISION OF LOTS 1 AND 2, RESUB. LOT #14, SHARONDALE, as shown on plat of record in Plat Book 6050, Page 238, amended in Plat Book 6900, Page 30, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed by Quitclaim Deed from Robert Tate McDaniel, Jr. to KG Partners as recorded in Instrument No. 20131204-0123378, in the Register's Office of Davidson County, Tennessee.

This is improved property located at 2306 Sharondale Dr., Nashville, TN 37215.

Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for any unpaid mortgage liens, current taxes, and restrictions and easements of record. However, this conveyance is made without the benefit of a title search.

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 30 day of April, 2014.

James Adin Lara, Partner

Robert Tate McDaniel, Jr., Partner

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named James Adin Lara and Robert Tate McDaniel, Jr., the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they are the Partners of KG Partners and executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 30 day of April, 2014.

Notary Public

My Commission Expires: _____

WILLIAM T CHAPMAN, IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 9, 2014