This Instrument Prepared By:
Marshall & Associates, PLLC
Ellis H. Marshall, III
1316 Clearview Dr.
Mt. Juliet, Tennessee 37122

FROM: Fred and Ruby Knecht

TO: Tad Franklin Knecht

BILL GARRETT, Davidson County
Trans:T20140035538 DEEDQC
Recvd: 05/21/14 13:30 4 pgs
Fees:22.00 Taxes:0.00
20140521-0043846

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Map-Parcel Nos.
Tad Franklin Knecht 536 Augusta Drive Hermitage, Tennessee 37076	Tad Franklin Knecht 536 Augusta Drive Hermitage, Tennessee 37076	Map 075-04-0 Parcel 117.00

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.00.

TAD FRANKLIN KNECHT, Affiant

Sworn to and subscribed before me this 9th day of May, 2014.

NOTARY PUBLIC

My Commission Expires: 7/3/17

RHETT C. CHANDLER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter named, Tad Franklin Knecht, Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Fred Knecht and Ruby Knecht, Grantors, do hereby quitclaim, transfer and convey to Tad Franklin Knecht, all interest, right and ownership they may have to the following parcel of real estate located in Davidson County, Tennessee, as described in **Exhibit A**.

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this the 9th day of May, 2014.

Tad Knecht as POA for Fred Knecht
FRED KNECHT

Ruby Knecht
RUBY KNECHT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Tad Knecht as Power of Attorney for Fred Knecht, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and whom upon oath acknowledged himself to be Tad Knecht as Power of Attorney for Fred Knecht, and whom upon further oath acknowledged that he executed the foregoing instrument for the purposes therein contained by signing his name.

Witness my hand and official seal this 9th day of May, 2014.

Rhett C. Chandler
NOTARY PUBLIC

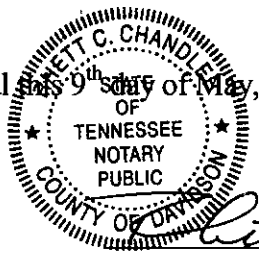
RHETT C. CHANDLER
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF DAVIDSON

My Commission Expires: 7/3/17

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Ruby Knecht, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and whom upon oath acknowledged herself to be Ruby Knecht, and whom upon further oath acknowledged that she executed the foregoing instrument for the purposes therein contained by signing her name.

Witness my hand and official seal this 9th day of May, 2014.



NOTARY PUBLIC

My Commission Expires: 7/3/17

EXHIBIT A

LAND in Davidson County, Tennessee, being Lot No. 398, on the plan of Tulip Grove, Section 6, of record in Book 4460, Page 19, Register's Office, Davidson County, Tennessee.

Said Lot No. 398 fronts the westerly margin of Augusta Drive 100.0 feet and runs back between lines which measure 139.73 feet on the south; 140.0 feet on the north to a line in the rear, which is a broken line, which measures 108.88.

BEING the same property conveyed to Frederick C. Bonsteel and wife, Joyce B. Bonsteel, by deed from C.E. Hooper and wife, Peggy K. Hooper, of record in Book 4618, Page 138, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Fred F. Knecht and wife, Ruby H. Knecht, by deed from Frederick C. Bonsteel and wife, Joyce B. Bonsteel, of record in Book 4868, Page 933, in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing taxes, easements, and restrictions of record.

This Deed was created with information provided by Ruby Knecht, and without the aid of a title search.