BILL GARRETT, Davidson County
Trans:T20140036921 DEEDQC
Recvd: 05/28/14 08:21 2 pgs
Fees:12.00 Taxes:0.00
20140528-0045507

Prepared by and Returnable to:
Ashworth Law Firm, PLLC (RCA)
1031 Westhaven Blvd
Franklin, Tennessee 37064

QUITCLAIM DEED

Address of New Owner	Send Tax Bill To:	Map & Parcel Nos.:
Cynthia M. St. Holmes 226 Berry Street Nashville, Tennessee 37207	New Owner	08207025700
THIS CONVEYANCE IS EXEMPT FROM TRANSFER TAX PURSUANT TO T.C.A. 67-4-409 et seq		

This is a transaction exempt from tax pursuant to Tennessee Code Ann. §67-4-409(E) and is executed in accordance with the terms and conditions of the Marital Dissolution Agreement executed in that certain case styled **CYNTHIA MAE ST. HOLMES v. KENNETH ADAM BARNWELL**, Davidson County Chancery Court, No. 14D-1281. Accordingly, I, **Kenneth A Barnwell**, hereinafter called **"Grantor"**, hereby quitclaim and convey unto **Cynthia M St Holmes,** her heirs, successors, and assigns, hereinafter called **"Grantee"** all the right, title and interest I may have, if any, in and to the following described real property located in Davidson County, Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot No. 122 on the plan of Bryan's Addition to Edgefield, now East Nashville, of record in Book 21, page 63, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Kenneth A Barnwell and Cynthia M St Holmes, Husband and Wife, by Warranty Deed, from Shauna L Beals, Unmarried, of record in Instrument Number 20130315-0026159, Register's Office for Davidson County, Tennessee.

This is improved property known as 226 Berry Street, Nashville, , Tennessee 37207. The address is believed to be accurate but such address is not part of the legal description. In the event of any discrepancy, the legal description herein shall control. Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. The legal description is drawn from the prior deed of record as reflected in the deed of conveyance to the Grantor. No title search was requested or conducted. Grantor and the attorney preparing this Deed make no warranty or representation regarding the accuracy of the legal description.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 21st day of May, 2014.

Kenneth A. Barnwell

Kenneth A Barnwell,
a/k/a Kenneth Adam Barnwell

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned authority, a Notary Public for said County and State, **Kenneth A Barnwell, a/k/a Kenneth Adam Barnwell**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 21st day of May, 2014.

My Commission Expires Mar.30, 2015

Notary Public

My commission expires: _____

ROBERT ASHWORTH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

AFFIDAVIT

STATE OF TENNESSEE)
COUNTY OF Williamson)

The undersigned, after first being duly sworn according to the law, does make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of a Divorce Decree and Marital Dissolution Agreement in that certain case styled CYNTHIA MAE ST. HOLMES v. KENNETH ADAM BARNWELL, Davidson County Chancery Court, No. 14D-1281, and that there was no other consideration given for the transfer.

Cynthia Mae St. Holmes
Affiant

Sworn to and subscribed before me, this 21st day of May, 2014.

Notary Public

My Commission Expires Mar.30, 2015

My Commission Expires: _____

ROBERT ASHWORTH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY