Subject Property: **Map & Parcel Nos.:** 01-04-0-124

Property Address: 1400 Haysboro Avenue; Nashville, TN 37216

New Owner: Tammy LaFever
Address: 1400 Haysboro Avenue
Nashville, TN 37216

Send Tax Bill to:
Same address as
Previously provided

This instrument was prepared by: **Joanie L. Abernathy**, Attorney at Law
136 Fourth Avenue South
Franklin, TN 37064
(615) 790-1778 Facsimile (615) 790-7468

Based on information provided by the parties. No representation or warranty is made by the preparer as to the accuracy of anything set forth herein.

The parties have specifically waived performance of a title search, title opinion letter, or title insurance by the preparing attorney.

BILL GARRETT, Davidson County
Trans:T20140038040 DEEDQC
Recvd: 06/02/14 08:40 3 pgs
Fees:17.00 Taxes:0.00
20140602-0046875

QUITCLAIM DEED

For the express purpose of making a reconveyance to create a fee simple title in accordance with the Final Decree of Divorce, Case Number 14D-228, and for good and valuable consideration, and no monetary consideration, I, **Jerry LaFever**, hereby quitclaim and convey to **Tammy LaFever**, 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 the 11th Civil District of Davidson County, Tennessee, being known as part of the northeasterly part of tract 3 of the McGaughey's lands, not of record, shown as an unnumbered tract on the plan of A.J. McGaughey's second Haysboro Subdivision, as of record in book s47, page 43, Registers Office for Davidson County, Tennessee, descarded according to a survey by Richard S. Omohundro dated November 20, 1971, as follows:

Being described herein as Exhibit A:

Being the same property conveyed to **Tammy LaFever**, by Quitclaim Deed from **Matthew James Schaaf and Jennifer N. Schaaf, Husband and Wife,** of record in Legal Reference Number **20121204-0111533**, Register's Office for Davidson County, Tennessee.

Subject to any easements and/or restrictions of record in the Register's Office for Davidson County, Tennessee.

IN WITNESS WHEREOF I have hereunto set my hand this 21 day of February, 2014.

Jerry LaFever

This is improved property, known as 1400 Haysboro Avenue; Nashville, Tennessee 37216.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Jerry LaFever**, the within named bargainor 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 purposes therein contained.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 21 day of February, 2014.

NOTARY PUBLIC — My Commission Expires 11/03/2015

BELINDA LESLIE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The transfer tax on this transfer is exempt under the provisions of § 67-4-409, et. seq., of the Tennessee Code Annotated.

Affiant

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

NOTARY PUBLIC — My commission expires 11/03/2015

BELINDA LESLIE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

The actual consideration or value, whichever is greater, is $0.