QUITCLAIM DEED

This instrument was prepared by:
Nicholas Lee Conley [Name]
3757 Springwater Drive [Street or Postal Address]
Nashville TN 37221 [City, State, Postal Code]

Name and address of the new owner (the Grantee):	Nicholas Lee Conley 3757 Springwater Drive Nashville TN 37221
Name and address of the Mortgagee (the holder of a mortgage loan):	Lee Buckingham Conley 3229 New Tanner Rd Ashland TN 37013
Tax map parcel number:	150070008000
Mail tax bills to:	3757 Springwater Drive Nashville TN 37221

BILL GARRETT, Davidson County
Trans:T20140038490 DEEDQC
Recvd: 06/02/14 16:22 3 pgs
Fees:17.00 Taxes:0.00
20140602-0047505

In consideration of Ten Dollars and other valuable consideration paid, the receipt of which is acknowledged, I, Lee Conley, the Grantor, sell, transfer, and convey to Nicholas Conley, the Grantee, all of my right, title and interest in the following real estate:

IN THE COUNTY OF Davidson, STATE OF TENNESSEE: [*legal description*]

Lot 71 Tanner village of the country section 1

No boundary survey of the real estate was made at the time of this conveyance, and the description of it is not different from that shown in any previous deed. FOR PRIOR TITLE, see Book ~~520~~, Page ~~55,56~~ in the Register's Office of Davidson County, Tennessee. Mapard parcel 150070008000

Taxes for the year 2014 are assumed by the Grantee.

THIS CONVEYANCE IS SUBJECT TO MATTERS OF PUBLIC RECORD including the following: (1) governmental zoning and other ordinances and regulations; (2) utility, sewer,

Derivation Clause

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows towit:

Land in Davidson County, Tennessee, being Lot No. 71 on the Plan of Towne Village of the Country, Section One, as of record in Book 5200, pages 55 and 56, Register's Office for Davidson County, Tennessee, to which reference is made for a more complete description.

Being the same property conveyed to Lee Bacigalupo, unmarried, by deed from Jeffrey W. Moore and wife, Constance A. Moore, of record in Book 5729, Page 507 and noted in Final Decree of Divorce 10756 320 in Second Circuit Court for Davidson County in the State of Tennessee, Lee Bacigalupo and Lee Bacigalupo Carley being one and the same person.

This is improved property, known as 3229 New Towne Rd, Antioch, TN 37013.

drainage, and other easements and stipulations; and (3) subdivision and condominium covenants, conditions, declarations, and other restrictions.

THIS CONVEYANCE IS ALSO SUBJECT TO (1) the rights of tenants or claims of tenants in possession under oral, or written but unrecorded, leases or other agreements and (2) _____.

Witness my hand this 15th day of May, 2014.

Lee Cagle
Grantor

Acknowledgement

STATE OF Tennessee
COUNTY OF Davidson

On the 15th day of May, 2014, before me personally appeared Lee Cagle, the Grantor, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument and acknowledged that he or she executed the same as his or her free act and deed.

Jenny M. Heath
Notary Public

My commission expires: 4/19/2016.

JENNY M. HEATH NOTARY PUBLIC STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DICKSON

Affidavit of Value

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
Affiant
Subscribed and sworn before me this the
2nd Day of June, 2014.
S. Chandler, Deputy Register

STATE OF Tennessee
COUNTY OF Davidson

I swear or affirm that the actual consideration for this transfer, or the value of the property transferred, whichever is greater, is $110,142.00. That amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Grantee

Sworn to and subscribed before me this 15th day of May, 2014.

Jenny M. Heath
Notary Public

My commission expires: 4/19/2016

JENNY M. HEATH NOTARY PUBLIC STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DICKSON