BILL GARRETT, Davidson County
Trans:T20140043052 DEEDQC
Recvd: 06/18/14 10:04 3 pgs
Fees:17.00 Taxes:0.00
20140618-0053052

THIS INSTRUMENT PREPARED BY: **WESLEY D. TURNER** **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 150 Third Avenue South, Suite 1700 Nashville, Tennessee 37201 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is $ NONE. Affiant Subscribed and sworn to before me, this 30th day of May, 2014. Notary Public My commission expires:

WILLIAM T. SMITH
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 6, 2017

Address New Owner As Follows:	Send Tax Bills To:	Map-Parcel Number:
Phillip Valdez Picardo and wife, Zan Walker Picardo 1005 Battlefield Drive Nashville, TN 37204	SAME	11809000300

QUITCLAIM DEED

KNOW ALL PERSONS by these presents that **ROBERT BORCHERT AND WIFE, BARBARA BORCHERT** ("Grantor"), for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, hereby releases, remises, quitclaims and gives unto **PHILLIP VALDEZ PICARDO AND WIFE, ZAN WALKER PICARDO,** all right, title and interest of

the Grantor in and to a certain tract or parcel of land in Davidson County, Tennessee, being more particularly described as follows:

Land in Davidson County, Tennessee, and being more particularly described as follows:

Being Lot No. 4 on the Map showing the Subdivision of Lots Nos. 1 and 2 of Block 10 and Lots Nos. 1 and 2 of Block 11 on the Plan of Noelton, not of record, and described according to a survey by S. R. Sanford, Jr., Surveyor, September 15, 1942, as follows:

Beginning at a point in the south margin of Battlefield Drive, 249 feet west of 10th Avenue South, the common corner of Lot Nos. 3 and 4; thence with the line between said lots, southerly 202.7 feet, to the north line of the property conveyed to Walter C. Tanksley by deed of record in Book 682, page 549, Register's Office for Davidson County, Tennessee, thence with Tanksley's north line, westerly 75 feet, to a point, the common corner of Lots Nos. 4 and 5; thence with the line between said lots, northerly 202.4 feet, to the south margin of Battlefield Drive; thence with the margin of the same, easterly 75 feet to the point of beginning.

Being the same property conveyed to Phillip Picardo, unmarried, Robert Borchert and wife, Barbara Borchert, by deed dated July 25, 2003, from William Fitzhugh Ross and wife, Jennifer Taylor Ross, with a consideration of $272,000.00, of record in Instrument No. 20030811-0113798, Register's Office for Davidson County, Tennessee.

The legal description is the same as in the previous deed of record.

This is mproved property known as 1005 Battlefield Drive, Nashville, TN 37204.

The subject property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS our hands this 29 day of ~~May~~ April, 2014.

Robert Borchert

Robert Borchert

Barbara Borchert

Barbara Borchert

STATE OF GEORGIA)
COUNTY OF Harris)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **ROBERT BORCHERT**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 29 day of ~~May~~ April, 2014.

Sheri Peavy
Notary Public

My Commission Expires: 3/6/2017

SHERI PEAVY NOTARY PUBLIC MY COMM. EXP. MARCH 6, 2017 HARRIS COUNTY, GA

STATE OF GEORGIA)
COUNTY OF Harris)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **BARBARA BORCHERT**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 29 day of ~~May~~ April, 2014.

Sheri Peavy
Notary Public

My Commission Expires: 3/6/2017

SHERI PEAVY NOTARY PUBLIC MY COMM. EXP. MARCH 6, 2017 HARRIS COUNTY, GA