BILL GARRETT, Davidson County
Trans:T20140043867 DEEDQC
Recvd: 06/20/14 11:12 2 pgs
Fees:12.00 Taxes:0.00
20140620-0054059

Prepared by and Returnable to:
Robert C. Ashworth, Attorney at Law
Ashworth Law Firm, PLLC
1031 Westhaven Blvd
Franklin, Tennessee 37064

QUITCLAIM DEED

Address of New Owner	Send Tax Bill To:	Map & Parcel:
John and Willie Kate Key 370 Wallace Road, Unit A-15 Nashville, TN 37211	New Owner	147 03 0B 114.00

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, I, **Benjamin D. Moore, unmarried** ("Grantor "), do hereby quitclaim and convey unto **John D. Key, Jr. and wife, Willie Kate Key** ("Grantees"), their heirs and assigns, all of Grantor's right, title and interest in and to a certain tract(s) or parcel(s) of land located in Davidson County, Tennessee and described as follows:

> Real estate in Davidson County, Tennessee, being Unit No. A-15 of Southern Hills Condominium created under Title 66, Chapter 27, § 101, et. seq., as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 6594, page 502, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Southern Hills Condominium as set forth in Exhibit A-2 of said Master Deed, for a more complete identification and description of such Unit.
>
> Being the same property conveyed to Benjamin D. Moore, by Quitclaim Deed, from Sherry H. Moore, of record in Instrument No. 20031124-0170593, Register's Office for Davidson County, Tennessee.

This is improved property known as **370 Wallace Road, Unit A-15, Nashville, Tennessee 37211**. 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 recorded documents/been supplied by a third party and the 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 13th day of June, 2014.

Benjamin D. Moore

STATE OF New York

COUNTY OF New York.

Personally appeared before me, the undersigned authority, a Notary Public for said County and State, **Benjamin D. Moore**, 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 within instrument for the purposes therein contained.

Witness my hand, at office, this 13th day of June, 2014.

Notary Public

My commission expires: 3/17/2018

DANNY ESPINAL
Notary Public - State of New York
NO. 01ES6299081
Qualified in Bronx County
My Commission Expires Mar 17, 2018

STATE OF New York

COUNTY OF New York.

The actual consideration for this transfer is $ -0-.

AFFIANT

Subscribed and sworn to before me, this 13th day of June, 2014.

Notary Public

My Commission Expires: 3/17/18

DANNY ESPINAL
Notary Public - State of New York
NO. 01ES6299081
Qualified in Bronx County
My Commission Expires Mar 17, 2018