BILL GARRETT, Davidson County
Trans:T20140053572 DEEDQC
Recvd: 07/24/14 11:43 2 pgs
Fees:12.00 Taxes:0.00
20140724-0065828

This instrument prepared based on information provided by the parties and not independent verification by:
Jonathan S. Carlton
Harrington Law Office
1215 Seventh Avenue North
Nashville, Tennessee 37208-2605
Telephone (615) 320-9977
Facsimile: (615) 320-9929

ADDRESS NEW OWNER:
TEAM 7 Asset Management, LLC
P.O. Box 70614
Nashville, Tennessee 37207-0614

SEND TAX BILLS TO:
SAME

MAP & PARCEL NUMBERS
Map-Parcel Numbers: 06013019700

QUITCLAIM DEED

This Deed was prepared without the benefit of a title examination and no liability is assumed for any status in title or matter which would be disclosed by such title examination.

For and in consideration of the sum of Five Dollars ($5.00) cash in hand paid, and for other good and valuable consideration, the sufficiency of which is hereby acknowledged, Charles Davis (hereinafter "the Grantor") does hereby convey, transfer, remise, release, relinquish, and quitclaim unto TEAM 7 Asset Management, LLC, a Tennessee Limited Liability Company (hereinafter referred to as "the Grantee"), its successors and assigns, any and all of the Grantor's right, title, and interest in and to certain improved real property known as 2685 Old Matthews Road, Nashville, Davidson County, Tennessee 37207 being more particularly described as follows:

> Land in Davidson County, Tennessee being Lot No. 34 on the Plan of Matthews Square of record in Plat Book 6250, page 337, Register's Office for said county to which reference is hereby made for a complete description.
>
> Being the same property conveyed to Edith J. Robinson, a single woman, by Warranty Deed, executed September 20, 2001 and filed for record on October 5, 2001 in Instrument Number 20011005-0108661, Register's Office for Davidson County, Tennessee.
>
> Being the same property conveyed to Charles Davis by Warranty Deed, executed on July 30, 2004 and filed for record on August 9, 2004 in Instrument Number 20040809-0095410, Register's Office for Davidson County, Tennessee.

This is improved real property known as 2685 Old Matthews Road, Nashville, Davidson County, Tennessee 37207.

(Signature(s) on following page).

Initials of The Grantor

Said property is conveyed subject to the following: (1). all applicable zoning ordinances; (2). utility, sewer, drainage and other easements of record; (3). all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations, and easements of record; (4). building restrictions; and (5). other matters of public record.

IN WITNESS WHEREOF, I have signed my name this 11 day of June, 2014.

Charles L Davis

CHARLES DAVIS, *The Grantor*

The actual consideration and/or value, *whichever is greater*, for this transfer is Zero Dollars ($0.00).

Charles L Davis

CHARLES DAVIS, *The Grantor*

STATE OF CALIFORNIA)
)
COUNTY OF Ventura)

Before me, a Notary Public, duly appointed, commissioned, and qualified in and for the State and County aforesaid, personally appeared **CHARLES DAVIS**, the within named Grantor, *with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person described in the foregoing*, and who, upon oath, acknowledged himself to be the named person, and that he executed the foregoing instrument for the purposes therein contained as his free act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal at my office in said County, on this 11 day of June, 2014.

Katherine Eileen Kennedy

NOTARY PUBLIC

My Commission Expires: 08/09/2016

KATHERINE EILEEN KENNEDY
Commission # 1987585
Notary Public - California
Ventura County
My Comm. Expires Aug. 9, 2016

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ 0
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 24 DAY OF July 20 14
Faye Eldridge
Deputy Registor

Initials of The Grantor