BILL GARRETT, Davidson County
Trans:T20140055622 DEEDQC
Recvd: 07/31/14 12:15 2 pgs
Fees:12.00 Taxes:0.00

20140731-0068369

Mail to: Southern Land Title & Escrow, Inc.
P.O. Box 217
Nolensville, TN 37135
#1145

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.
Melissa Gay Carpenter	**(NEW OWNER)**	**Map 061-07-0-**
1058 Gwynn Drive		**Parcel 137.00**
Nashville, TN 37216		

This instrument prepared by: Southern Land Title & Escrow, Inc., P.O. Box 217, 9927 Sam Donald Court, Ste B, Nolensville, TN 37135. Phone: 615-776-7461. This instrument was prepared from information furnished by the parties and no title examination was performed by the preparer for this conveyance.

QUITCLAIM DEED

Know all persons by these presents, **Alan Randal Caruthers,** (hereinafter referred to as the "Grantor"), does hereby bargain, quitclaim and convey unto **Melissa Gay Carpenter,** (hereinafter referred to as the "Grantee"), all of Grantor's interest in the following described real estate located in **DAVIDSON** County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 16 and 17 of Block "D", on the plan of Broadmoor, of record in Book 547, pages 161 and 162, said Register's Office, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Melissa Gay Caruthers (aka Melissa Gay Carpenter) and Alan Randall Caruthers (aka Alan Randal Caruthers), tenants in common with rights of survivorship by quitclaim deed dated March 12th, 2004 from Melissa Gay Caruthers, Executrix of The Estate of Marjorie G. Caruthers, case no. 03P-1386 in the Seventh Circuit Court for Davidson County, Tennessee (Probate Division) of record in Instrument No. 20040319-0031583, said Register's Office.

This is the same description as used in the last Deed of record.

This is not the personal, marital or primary residence of Grantor, his spouse, if any and/or any dependents.

Said properties are conveyed subject to such limitations, restrictions, encumbrances, and all matters appearing of record, as may affect the premises.

This is improved real property commonly known as 1003 Gwynn Drive, Nashville, TN 37216.

STATE OF TENNESSEE} **COUNTY OF ~~WILLIAMSON~~}** **The actual consideration or value, whichever is greater for this transfer is $ -0-.**	
	Affiant Melissa Gay Carpenter
Subscribed and sworn to before me this 28 **day of July, 2014.** **My Commission Expires:** 01/7/2017	Timothy Allan Beekman II **Notary Public**

TIMOTHY ALLAN BEEKMAN II NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF WILLIAMSON My Commission Expires January 7, 2017

IN WITNESS WHEREOF, the Grantor has caused this Quitclaim Deed to be executed this 15th day of **July, 2014.**

Alan Randal Caruthers

Alan Randal Caruthers

STATE OF Alabama }
COUNTY OF Madison}

Before me, the undersigned in and for said county and state, personally appeared **Alan Randal Caruthers,** whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath acknowledged that **HE** executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Huntsville, Alabama this 15th, day of July, 2014.

ELIZABETH A. HARRIS NOTARY PUBLIC STATE AT LARGE ALABAMA

Notary Public

My Commission Expires: 4-22-17