BILL GARRETT, Davidson County
Trans:T20140058497 DEEDQC
Recvd: 08/11/14 09:35 2 pgs
Fees:12.00 Taxes:0.00

20140811-0071956

Prepared Without Title Examination By:
Carla B. Yates, Esquire
320 W. Kennedy Boulevard, Suite 600
Tampa, Florida 33606

QUIT CLAIM DEED

THIS INDENTURE, made this 20 day of JUNE, 2014, between **WILLIAM D. LETHGO,** an unmarried man, hereinafter referred to as "Grantor", of the County of Hillsborough and State of Florida, party of the first part, and **WILLIAM D. LETHGO,** Trustee of *The William D. Lethgo Trust*, hereinafter referred to as "Grantee", whose address 2875 Bayshore Trails Drive, Tampa, Florida 33611, party of the second part,

WITNESSETH, that the Grantor, for and in consideration of the sum of Ten Dollars ($10.00) and other valuable consideration in hand paid by the Grantee, the receipt whereof is hereby acknowledged, has remised, released and quit-claimed and by these presents does remise, release and quit-claim unto the Grantee, and his heirs and assigns forever, all the right, title, interest, claim and demand which the Grantor has in and to the following described parcels of land located at 518 Swiss Avenue, Nashville, Davidson County, Tennessee 37211, more particularly described as:

Land in Davidson County, Tennessee, being Lot No. 10 on the Plan of RoseMonte, Phase 1, of record in the Master Deed of RoseMonte recorded as Instrument No. 20051117-0138877, Register's Office of said County, to which reference is made for a more complete description.

Being the same property conveyed to William Lethgo, a single man, by deed from Amy Lynn Fogleman, unmarried, dated December 12, 2012, of record as Instrument No. 20121228-0119761, Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property known as 518 Swiss Avenue, Nashville, Davidson County, Tennessee 37211

This conveyance is a transfer of Grantor's real estate to Grantor's revocable living trust created by Grantor, and is therefore exempt from the requirement to pay transfer tax. TCA 67-4-409(a)(2)-(3).

WILLIAM D. LETHGO, as Settlor and beneficiary of *The William D. Lethgo Trust* has legal, equitable and beneficial title to the property conveyed herein as defined by §196.041, *Florida Statutes*. The Trustee is hereby vested with the power and authority to protect, conserve and to sell, or to lease, or to encumber, or otherwise to manage and dispose of the real property described herein, as defined by §689.071, *Florida Statutes*.

TOGETHER with all and singular the tenements, hereditaments, improvements and appurtenances belonging to or in any way appertaining to that real property, subject to all restrictions, reservations and easements of record, if any, and ad valorem taxes for the current year.

TO HAVE AND TO HOLD THE SAME the above described premises, with appurtenances, unto the

Grantee, his heirs and assigns forever.

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal on the date aforesaid.

WILLIAM D. LETHGO

STATE OF FLORIDA
COUNTY OF HILLSBOROUGH

I HEREBY CERTIFY *that on this day, before me, an officer authorized in the State of Florida to take acknowledgments, personally appeared* **WILLIAM D. LETHGO**, *known to me to be the person described herein, or who produced* FL Driver License *as identification, and who executed the foregoing instrument, and he acknowledged before me that he executed same as his free act and deed.*

WITNESS *my hand and official seal in the County and State last aforesaid this* 20th *day of* June, *2014.*

NOTARY PUBLIC

Sign

Carla B. Yates

Print

State of Florida at Large
My commission expires:

CARLA B. YATES
MY COMMISSION # EE 080902
EXPIRES: May 4, 2015
Bonded Thru Notary Public Underwriters

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX-MAP PARCEL #:
William Lethgo, Trustee 518 Swiss Avenue Nashville, Tennessee 37211	New Owner	161-15-B-10