BILL GARRETT, Davidson County
Trans:T20140059901 DEEDQC
Recvd: 08/14/14 13:41 2 pgs
Fees:12.00 Taxes:0.00
20140814-0073605

This instrument prepared by:
Chan McCullough
700 Craighead St., Suite 103
Nashville, TN 37204

Address New Owners:

Nancy Ryans
8233 Wikle Rd E
Brentwood, TN 37027

Send Tax Bills to:
SAME

Map Parcel No:
71-01-105

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Venture Properties,** does hereby quitclaim unto **Nancy Ryans** all its interest in the following described tracts or parcels of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee Lot No 35 on the Revised Plan of Trinity Hills Village, Section 1, 1st Addition, of record in Book 4175, page 92, Register's Office for Davidson County, Tennessee to which reference is made for a more complete description.

Said Lot No 45 fronts 55 feet on the southerly margin of Matthews Ct, and extends back 149.6 feet on the easterly line and 124.0 feet on the westerly line to a dead line in the rear measuring 86.1 feet thereon.

Being the same property conveyed from to Venture Properties by Chan McCullough, Trustee, by Trustee's Deed of record Instrument #20090223-0015433, R.O.D.C. Tennessee.

This is improved property known as: **408 Matthews Ct, Nashville, TN 37207**

WITNESS our hands this 22 no day of June, 2014.

_____ Granville Wilkins

STATE OF TENNESSEE
DAVIDSON COUNTY

Before me, the undersigned, a Notary Public in and for said County and State personally appeared Araminta Williams, a partner in Venture Properties, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she as such partner is properly authorized and executed the foregoing instrument for the purpose therein contained, by signing the name of Venture Properties by herself as said partner.

Witness my hand and official seal at Nashville, 'Tennessee, this 22nd day of June, 2014.

Commission expires 12/6/2016 Notary Public _____

CHAN MCCULLOUGH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
DAVIDSON COUNTY

The actual consideration or value, whichever is greater, for this transfer is -0-.

_____
AFFIANT

Subscribed and sworn to me this 22nd day of June, 2014.

Commission expires 12/6/2016 Notary Public _____

CHAN MCCULLOUGH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON