BILL GARRETT, Davidson County
Trans:T20140062658 DEEDQC
Recvd: 08/25/14 09:27 3 pgs
Fees:17.00 Taxes:0.00

20140825-0077121

MEGAN GREVING
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF Davidson)

THE ACTUAL CONSIDERATION OF VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

AFFIANT

SUBSCRIBED AND SWORN BEFORE ME, THIS THE 15 DAY OF August, 2014.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5/8/18

QUITCLAIM DEED

THIS INSTRUMENT WAS PREPARED BASED UPON INFORMATION PROVIDED BY THE PARTIES BY:
Monika B. Ridley, Attorney, 6001 Jackson Square Blvd, Suite 500, La Vergne, TN 37086

Address of New Owner(s):	Send Tax Bills to:	Map-Parcel Numbers:
Rebecca Lee King 2312 Zermatt Avenue Nashville, Tennessee 37211	Rebecca Lee King 2312 Zermatt Avenue Nashville, Tennessee 37211	**Map 161-15-0-B** **Parcel 044.00CO**

This transaction is exempt from tax pursuant to *Tenn. Code Ann.* § 67-4-409(E) and in accordance with the terms and conditions of the Marital Dissolution Agreement in that certain case styled: *Rebecca Lee Kennedy v. Wesley Duncan Kennedy*, Docket # 14CV-740, Rutherford County Chancery Court, Tennessee; Wesley Duncan Kennedy does hereby quitclaim unto the said Rebecca Lee King (formerly Rebecca Lee Kennedy) her heirs, successors, and assigns, all of his right, title and interest in and to that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> LAND in Davidson County, Tennessee, being Unit N. 207 together with the private elements appurtenant thereto, on the plan of RoseMonte, Phase 2 (hereinafter referred to as the "Plan"), a Horizontal Property Regime with private elements, created under Title 67, Section 27-101, et seq., as amended, Tennessee Code Annotated, as established by Master Deed of RoseMonte Townhomes, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20051117-0138877, and First Amendment to Master Deed of RoseMonte Townhomes, of

record in Instrument No. 20070517-0059078, Register's Office for Davidson County, Tennessee, including without limitation the By-Laws appended thereto, said Register's Office. Reference is hereby made to the plan of RoseMonte Townhomes, shown as Exhibit "B" to the First Amendment to Master Deed of RoseMonte Townhomes, of record in Instrument No. 20070517-0059078, and Amendment of record in Instrument No. 20090617-0056111, for a more complete identification and description of said Unit.

Being part of the same property conveyed to Macs, LLC, a Tennessee limited liability company by Deed from MDN, LLC, a Tennessee limited liability company, of record in Instrument No. 20090109-0002242, dated December 19, 2008, and by Scrivener's Affidavit correcting the name of the Grantee to read Macs Development Group, LLC, a Tennessee limited liability company, of record in Instrument No. 20090618-0056701, dated June 17, 2009, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Wesley D. Kennedy and Rebecca L. Kennedy, husband and wife, by MACS Development Group, LLC, a Tennessee limited liability company, by Warranty Deed, Instrument No. 20090713-0064860, Register's Office for Davidson County, Tennessee.

This conveyance is subject to Master Deed and By-Laws of Rosemonte Townhomes, of record in Instrument No. 20051117-0138877 and as amended in Instrument No. 20070517-0059078, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

Rebecca L. Kennedy and Rebecca Lee King being one and the same person.

This is improved property known as **2312 Zermatt Avenue, Nashville, Tennessee 37211**.

Witness my hand this the 15 day of August, 2014.

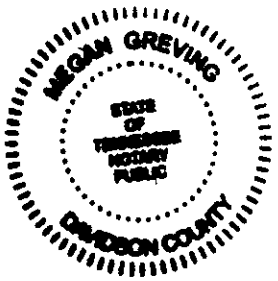
Wesley Duncan Kennedy

WESLEY DUNCAN KENNEDY

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, a Notary Public of said County and State, Wesley Duncan Kennedy, 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.

Sworn to and subscribed before me, this
the 15 day of August, 2014.



Megan Greving
Notary Public

My Commission Expires: 5/8/18

DISCLAIMER

THE PREPARER OF THIS DOCUMENT MAKES NO WARRANTIES AS THE TITLE OF THE PROPERTY HEREIN CONVEYED. THIS DEED WAS PREPARED FROM INFORMATION FURNISHED TO THE PREPARER AND THE PREPARER MAKES NO WARRANTIES AS TO THE ACCURACY OF ANY INFORMATION FURNISHED.