QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans:T20140071464 DEEDQC
Recvd: 09/24/14 09:38 2 pgs
Fees:12.00 Taxes:0.00
20140924-0087660

State of Tennessee
County of Davidson

The actual consideration for this transfer is $ -0- .

Affiant

Subscribed and sworn to before me, this the 18th day of September, 2014.

Notary Public

My commission expires: 11-15-15

(AFFIX SEAL)

DIANA AUBIN NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive , Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Jennifer Ray Klein	"Owner"	Map 073-07-0 Parcel 112-00
2429 Melbourne Drive		
Nashville, Tennessee 37214		

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Daniel G. Ray, as Trustee of the Rayburn W. Ray and Rose Ann Ray Living Trust Agreement UAD December 1, 2009 and Daniel G. Ray, Heir-at-Law of Rose Ann Ray aka Rose Ann C. Ray

HEREINAFTER CALLED THE GRANTORS, HAVE QUITCLAIMED, AND BY THESE PRESENTS DO HEREBY CONVEY UNTO

Jennifer Ray Klein

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN AND TO A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in the 3rd Civil District of Davidson County, Tennessee, being Lot No. 285 on the Plan of Sunset View, Section 4, as of record in Book 2854, Page 63, Register's Office for Davidson County, Tennessee.

Said Lot No. 285 fronts 95 feet on the southeasterly side of Melbourne Drive and runs back 253.1 feet on the northeasterly line and 247.6 feet on the southwesterly line to a dead line, measuring95.22 feet thereon.

Being the same property conveyed to Rayburn W. Ray and wife, Rose Ann C. Ray, by Deed dated June 6, 1968 from John Wesley Van Osdol and wife, Mary Van Osdol, of record in Book 4241, Page 253, Register's Office for Davidson County, Tennessee. The said Rayburn W. Ray died on May 18, 2011. The said Rose Ann C. Ray died on December 25, 2013. Pursuant to an Affidavit of Inheritance of record in Instrument No. 201409 24 - 0087659, said Register's Office, Daniel G. Ray and Jennifer Ray Klein, were determined to be the sole heirs-at-law of Rose Ann Ray. Daniel G. Ray, as Trustee of the Rayburn W. Ray and Rose Ann Ray Living Trust Agreement UAD December 1, 2009, acknowledges that pursuant to the Last Will and Testament of Rose Ann Ray, which has not been probated and a copy of which is attached to the said Affidavit of Inheritance, this property was devised to the said Trustee. However, the Trust Agreement of said Trust specified that all assets in the Trust were to be distributed, immediately upon the death of Rose Ann Ray, to Daniel G. Ray and Jennifer Ray Klein. The Trustee has joined in the execution of this Quitclaim Deed at the request of Daniel G. Ray to transfer and convey any interest which is, or should have been, vested in the name of the Trustee of the Trust to the within named Grantee.

The conveyance of the above described parcel of land is subject to the following: (1) The Plan of record in Book 2854, Page 63, said Register's Office, shows an Owner's Certificate, and is subject to all matters as set forth therein.(2) Taxes for the current year which have been prorated and assumed by the grantees herein.

This is Improved (__x__) Unimproved (____) property, known as: **2429 Melbourne Drive, Nashville, Tennessee 37214**

Witness my/our hand(s) this 18th day of **September, 2014.**

By: Daniel G. Ray, Trustee
Daniel G. Ray, Trustee of the Rayburn W. Ray and Rose Ann Ray Living Trust Agreement UAD December 1, 2009

By: Daniel G. Ray, Heir-at-Law
Daniel G. Ray, Heir-at-Law of Rose Ann Ray aka Rose Ann C. Ray

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public, within and for the State and County aforesaid, personally appeared **Daniel G. Ray, Trustee of the Rayburn W. Ray and Rose Ann Ray Living Trust Agreement UAD December 1, 2009**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), the within named bargainor, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 18th day of **September, 2014.**

Diana G. Aubin
Notary Public

DIANA AUBIN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TENN.

My Commission Expires: 11-15-15

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Daniel G. Ray , as Heir-at-Law of Rose Ann Ray aka Rose Ann C. Ray**, the bargainor, 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.

Witness my hand and official seal at Nashville, Tennessee, this 18th day of **September, 2014.**

Diana G. Aubin
Notary Public

DIANA AUBIN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TENN.

My Commission Expires: 11-15-15