BILL GARRETT, Davidson County
Trans:T20140073453 DEEDQC
Recvd: 09/30/14 13:53 3 pgs
Fees:17.00 Taxes:0.00
20140930-0090143

THIS DOCUMENT PREPARED BY **JEFRREY MOBLEY** Howard Mobley Hayes & Gontarek, PLLC 2319 Crestmoor Road Nashville, Tennessee 37215 (615) 627-4444	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is NONE Margaret Fraser Leeper, Affiant Subscribed and sworn to before me, this 25th day of September, 2014. Notary Public My Commission Expires: MY COMMISSION EXPIRES:

Address of new owners:	Send Tax Bills to:	Map-Parcel Numbers
Matthew Kyle Leeper and wife, Margaret Fraser Leeper, as tenants by the entirety 1105 Caldwell Avenue Nashville, Tennessee 37204	SAME	105 09 0 223.00

QUITCLAIM DEED

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, I, **Matthew Kyle Leeper**, hereinafter called the Grantor, has quitclaimed, and by these presents does transfer, convey, release and quitclaim unto **Matthew Kyle Leeper and wife, Margaret Fraser Leeper, as tenants by the entirety**, hereinafter called the Grantees, and the Grantees' successors, heirs and assigns, all of the Grantor's right, title and interest in and to real property in the State of Tennessee more particularly described on Exhibit A attached hereto and incorporated herein by reference.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instruments of record.

Said property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 25th day of September, 2014.

Matthew Kyle Leeper

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Matthew Kyle Leeper, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

WITNESS my hand at office this 25th day of September, 2014.

My Commission Expires:

JEFFREY MOBLEY NOTARY PUBLIC OF TENNESSEE DAVIDSON COUNTY

MY COMMISSION EXPIRES: March 3, 2015

Notary Public

EXHIBIT A

Legal Description

Land lying in Davidson County, Tennessee, being more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 3 on the Plan of A. B. Hill's Subdivision of the Plant Lands, as of record in Book 332, page 65, Register's Office for Davidson County, Tennessee.

Said Lot No. 3 fronts 77.00 feet on the southerly side of Caldwell Avenue and runs back on the westerly side with the easterly margin of an alley, 158.50 feet, more or less, and 157.00 feet on the easterly side, to Thornton Avenue, and shows 29.70 feet on said Avenue.

Being the same property conveyed to M. K. Leeper by deed from Phillip Coleman Wallace and spouse, Carrie Kaiges Wallace, of record as Instrument No. 20050601-0061793, Register's Office for Davidson County, Tennessee.

M. K. Leeper and Matthew Kyle Leeper are one and the same person.

This is improved property known as 1105 Caldwell Ave, Nashville, Tennessee 37204.