FROM: Tom Rader

TO: Nelson Torres

BILL GARRETT, Davidson County
Trans:T20140078642 DEEDQC
Recvd: 10/20/14 09:45 2 pgs
Fees:12.00 Taxes:0.00
20141020-0096317

QUITCLAIM DEED

Address of New Owner:
Nelson Torres
5902 Cane Ridge Rd.
Antioch, TN. 37013

Send Tax Bills To:
OWNER

Map & Parcel:
1820009200

THIS INSTRUMENT WAS PREPARED BY

Advantage Title and Escrow
3325 Aspen Grove Dr, Ste 104
Franklin, TN 37067

Prepared from information furnished by the parties

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever greater, for this transaction is
$ -0-

affiant

Subscribed and sworn to before me this the 8 day of Oct, 2014.

Notary Public
Commission Expires:

KASEY KELCHNER STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY My Commission Expires 01-24-2017

I, **Tom Rader**, do hereby quitclaim to **Nelson Torres, his** Heirs and Assigns, all my rights, title and interest in the following land located in **DVIDSON** County, Tennessee described as follows: To-Wit:

Exhibit A

Being the same property conveyed to Tom Rader, by Deed of record in Instrument no. 201408040069607, said Register's Office.

This is UNimproved property (X) known as: **0 Cane Ridge Rd, Antioch, TN 37013**

Witness my hand(s) this the 8 day of Oct, 2014.

Tom Rader

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within name Tom Rader, The bargainor(s), 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 or the purpose therein contained.

Witness my hand and official seal at Franklin TN., this the 8 day of Oct, 2014.

Notary Public
Commission Expires:

KASEY KELCHNER STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY My Commission Expires 01-24-2017

EXHIBIT A

BEGINNING at a point in the center of Cane Ridge Road, said point being North 28 degrees 00 minutes West 103 feet, North 22 degrees 45 minutes West 130 feet; North 22 degrees 45 minutes West 185 feet and North 21 degrees 05 minutes West 10 feet from the Northwest corner of the property conveyed to Kenneth Earl Morrell and wife, of records in Book 4016, Page 586, Register's Office for said County; thence North 85 degrees 55 minutes East 805 feet to an iron pin; thence North 6 degrees 20 minutes East 122 feet to a corner post; thence North 86 degrees 40 minutes West 910 feet to the center of Cane Ridge Road; thence with the center of the same, South 21 degrees 05 minutes East 247.5 feet to the beginning, containing 3.4 acres, more or less.

This conveyance is subject to the right of way of Cane Ridge Road.