THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Road, Suite 203A** **Nashville, TN 37215** **CRT File No. 14102082**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is: $-0-. Affiant Subscribed and sworn to before me, this 17th day of November 2014. Notary Public My Commission Expires: 9/10/18

J ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES SEPTEMBER 10, 2018

QUITCLAIM DEED

Address New Owner: Michael C. Zonar 1312 Riverbirch Way Hermitage, TN 37076	Send Tax Bills To: New Owner	Tax Information: 097020A40800CO

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Sarah Elizabeth Zonar formerly known as Sarah E. Rice** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey to **Michael C. Zonar,** his heirs and assigns, all of her rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot 408, FINAL PLAT, VILLAGES OF RIVERWOOD, SECTION ONE, PHASE 4A, as shown on plat of record in Instrument No. 20130412-0036733, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Michael C. Zonar and Sarah E. Rice, husband and wife by Warranty Deed from Beazer Homes Corp., a Tennessee Corporation, recorded on the 20th day of August, 2013 in Instrument No. 20130820-0087364, in the Register's Office of Davidson County, Tennessee.

This is improved property known as 1312 Riverbirch Way, Hermitage TN, 37076.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

BILL GARRETT, Davidson County
Trans: T20140086414 DEEDQC
Recvd: 11/17/14 11:12 2 pgs
Fees: 12.00 Taxes: 0.00
20141117-0105790

IN WITNESS WHEREOF, Grantor has executed this instrument on this 17th day of Novemb, er 2014.

Sarah Elizabeth Zonar

Sarah Elizabeth Zonar

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Sarah Elizabeth Zonar, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 17th day of November, 2014.

Janderson

Notary Public

My Commission Expires: 9/10/18

J ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 10, 2018