BILL GARRETT, Davidson County
Trans:T20140089106 DEEDQC
Recvd: 11/26/14 09:48 1 pgs
Fees:12.00 Taxes:0.00

20141126-0109056

This Instrument Prepared by & Return to: Fearnley, Martin & McDonald, PLLC
25 Century Blvd, Suite 212, Nashville, TN 37214

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, Don Battle ("Grantor"), hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto Ruby Jean Brown-Battle, (Grantee), his rights, title, and interests in the following described real property, to wit:

BEING Lot No. 30 on the Plan of Ashton's Subdivision of the L. M. Lewis Farm in the 13th Civil District of Davidson County, Tennessee, of record in Book 421, page 19, Register's Office for Davidson County, Tennessee.

SAID Lot No. 30 fronts 100 feet on the westerly side of Ashton Avenue and extends back between parallel lines 200 feet to a dead line.

The Grantor reserves a life estate for himself during the Grantor's lifetime.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. The parties hereto acknowledge that this document was prepared without the benefit of a title search and or survey.

Being all or part of the same property conveyed to Grantor herein by Warranty Deed of record at Book 10453, Page 126 in said Register's Office.

IN TESTIMONY WHEREOF I/we have executed this instrument the 1st day of October, 2014.

Don Battle

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said state and county, Don Battle, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 1st day of October, 2014.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 7-3-17

MEMORIE WHITE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

For recording information only

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, the actual consideration for the transfer is $0.00.

AFFIANT

SUBSCRIBED AND SWORN before me this the 1st day of October, 2014.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 7-3-17

MEMORIE WHITE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

PROPERTY ADDRESS:	1905 Ashton Avenue, Nashville, TN 37218
TAX PARCEL NO.:	069160122.00
PROPERTY OWNER:	Ruby Jean Brown-Battle
OWNER'S ADDRESS:	1905 Ashton Avenue, Nashville, TN 37218
MAIL TAX BILLS TO:	Owner at Property Address