BILL GARRETT, Davidson County
Trans:T20140089106 DEEDQC
Recvd: 11/26/14 09:51 1 pgs
Fees:12.00 Taxes:0.00

20141126-0109066

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 Adrienne Koger , (Grantee), his rights, title, and interests in the following described real property, to wit:

Land in Davidson County, Tennessee, being the Easterly 25 Feet on the Westerly half of Lot 31, Block "B" and the Easterly 50 feet of Lot 31, Block "B" on the Plan of Weedlawn Estates, of record in Plat Book 843, Page 82, Register's Office for said County, said parts of Lot 31 front together 75 feet on the Northerly side of Duling Avenue and runs back between parallel lines, 165 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 Quit Claim of record at Instrument Number 20140814-0073733 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:	259 Duling Avenue, Madison, TN 37115
TAX PARCEL NO.:	043090242.00
PROPERTY OWNER:	Adrienne Koger
OWNER'S ADDRESS:	259 Duling Avenue, Madison, TN 37115
MAIL TAX BILLS TO:	Owner at Property Address