BILL GARRETT, Davidson County
Trans:T20140089832 DEEDQC
Recvd: 12/01/14 13:36 4 pgs
Fees:22.00 Taxes:0.00
20141201-0109991

This instrument prepared by: JOHN R. REYNOLDS (#2522)
Attorney at Law
Suite 2702, The Office Tower
611 Commerce Street
P. O. Box 190481
Nashville TN 37219-0481
Tel: (615) 256-2694
Fax: (615) 256-2361

NOTE TO REGISTER: Upon recording, please return the recorded instrument to: JOHN R. REYNOLDS, Attorney at Law, Suite 2702, The Office Tower, 611 Commerce Street, P. O. Box 190481, Nashville TN 37219-0481

QUITCLAIM DEED

Address New Owner(s) as follows: **JULIE SCHENKER BURN, 3007 New Natchez Trace, Nashville TN 37215, and EMILY REBECCA BURN, 403 South Wilson Boulevard, Nashville, Davidson County, Tennessee 37205**

Name and Address of the person or entity responsible for payment of real property taxes: **EMILY REBECCA BURN, 403 South Wilson Boulevard, Nashville, Davidson County, Tennessee 37205**

Map/Parcel No. 103 16 0 068.00

WHEREAS, SALLY SCHENKER, unmarried, conveyed that certain Real Property identified as **403 South Wilson Boulevard, Nashville, Davidson County, Tennessee 37205**, to herself and her daughter, **JULIE SCHENKER BURN**, as joint tenants with the right of survivorship by Quitclaim Deed as shown of record as Instrument No. **20140421-0032611**, Register's Office for Davidson County, Tennessee; and

WHEREAS, SALLY SCHENKER, Mother of **JULIE SCHENKER BURN**, died 21 May 2014; and, at the time of her death **SALLY SCHENKER** was a resident of Davidson County, Tennessee; and

WHEREAS, JULIE SCHENKER BURN now desires to present this Quitclaim Deed for recording as muniment of title and notice of her ownership of the Real Property to all governmental authorities and persons whomsoever and then reconvey the Real Property to herself and her daughter, **EMILY REBECCA BURN, AS JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP;**

NOW THEREFORE for and in consideration of the foregoing and other good and valuable considerations, the receipt and adequacy of which are hereby acknowledged, and to re-convey the Real Property hereinafter described to **JULIE SCHENKER BURN AND EMILY REBECCA BURN AS JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP**, I, **JULIE SCHENKER BURN**, do hereby remise, release, quitclaim and convey unto **JOHN R. REYNOLDS, TRUSTEE**, his successors and assigns, all of my right, title and interest in and to that certain improved Real Property located at and known as

403 South Wilson Boulevard, Nashville, Davidson County, Tennessee 37205, and being more particularly described on **EXHIBIT A** attached hereto and made a part hereof, subject to the same limitations, restrictions and encumbrances as may well affect the Real Property;

AND NOW I, JOHN R. REYNOLDS, TRUSTEE, but not otherwise and for the express purpose of carrying out the intent of this conveyance as set forth herein above, do hereby remise, release, quitclaim and convey unto **JULIE SCHENKER BURN AND EMILY REBECCA BURN AS JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP**, their heirs and assigns, all of my right, title and interest in and to that said Real Property being more particularly described on **EXHIBIT A** attached hereto and made a part hereof; and said Real Property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the Real Property as above set forth.

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

IN WITNESS WHEREOF, the parties have duly executed this Deed on the 12th day of Nov. 2014.

Julie Schenker Burn
JULIE SCHENKER BURN

LRB - Trustee
JOHN R. REYNOLDS, TRUSTEE

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared **JULIE SCHENKER BURN** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 12 day of November 2014.

Marcia N. Davis Notary Public

My commission expires March 08, 2016

MARCIA N. DAVIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared **JOHN R. REYNOLDS, TRUSTEE**, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 12th day of November 2014.

Susan James Notary Public

My commission expires 3-3-2015

SUSAN JAMES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE

COUNTY OF DAVIDSON

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

David M. Corn Affiant

Subscribed and sworn to before me

this 1st day of December 2014.

Susan James Notary Public

My commission expires 3-3-2014

SUSAN JAMES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

EXHIBIT A

403 South Wilson Boulevard,
Nashville, Davidson County,
Tennessee 37205
Map/Parcel No. 103 16 0 068.00

Being the northerly part of Lot No. **39** on the Map of Kimpalong Place, as of record in Book **547**, page **18**, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Said part of said lot fronts 108.5 feet, more or less, on the westerly side of Wilson Avenue, and runs back between lines, 235.8 feet on the northerly line, and 257 feet, more or less, on the southerly line, to a dead line in the rear, on which it measures 106 feet.

Being the same property conveyed to Steven Schenker and wife, Sally Ann W. Schenker, by Warranty Deed dated April 27, 1970, from Roy L. Morgan and wife, Dorothy H. Morgan, of record in Book **4414**, page **822**, Register's Office for Davidson County, Tennessee.

And being the same property conveyed to Sally Schenker by Quitclaim Deed dated May 25, 1982, from Steven Schenker, of record in Book **5896**, page **54**, Register's Office for Davidson County, Tennessee.

And being the same property conveyed to Sally Schenker and Julie Schenker Burn, as Joint Tenants with Rights of Survivorship, by Quitclaim Deed dated April 18, 2014, from Sally Schenker, and shown of record as Instrument No. **20140421-0032611**, Register's Office for Davidson County, Tennessee.