BILL GARRETT, Davidson County
Trans:T20150012363 DEEDQC
Recvd: 02/19/15 15:15 2 pgs
Fees:12.00 Taxes:0.00
20150219-0014563

THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Road, Suite 203-A** **Nashville, TN 37215**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is: $-0-. STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or true value, whichever is greater for this transfer is $ 0 _ day S Cornelius Affiant Subscribed and sworn before me this the 19 Day of February, 2015. Brodi Weir, Deputy Register

Address New Owner: Charles L. Cornelius and Susan A. Cornelius 805 Clematis Drive Nashville, TN 37205	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 102-14-79

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and all other good and valuable considerations, the receipt of which is hereby acknowledged, **CHARLES L. CORNELIUS** ("Grantor"), has this day quitclaimed, transferred and conveyed to **CHARLES L. CORNELIUS and wife, SUSAN A. CORNELIUS** ("Grantee"), their successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

> Land in Davidson County, Tennessee, being Lot No. 336 on the Plan of Brook Meade, Section IX, as of record in Plat Book 2331, Page 34 and 35, Register's Office for said County, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to Charles L. Cornelius by Deed from Patrick Winsett and wife, Elizabeth Mann Winsett, recorded on the 3rd day of April, 2002 in Instrument No. 20020403-0040610, in the Register's Office of Davidson County, Tennessee.
>
> This is improved property known as: 805 Clematis Drive, Nashville, TN 37205.

Grantor covenants that he is lawfully seized and possesses said real property in fee simple, has a good right to convey it, and that the same is unencumbered, except for any taxes, mortgage liens, restrictions, conditions and easements of record. However, this conveyance is made without the

benefit of a title search. 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.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 19 day of February, 2015.

Charles L. Cornelius

Charles L. Cornelius

DANIELLE RICCIARDI
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Charles L. Cornelius, the bargainor, 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 for the purposes therein contained.

Witness my hand and official seal at office, this 19 day of February, 2015.

Notary Public

Danielle Ricciardi

My Commission Expires:

September 10, 2018