BILL GARRETT, Davidson County
Trans:T20150013861 DEEDQC
Recvd: 02/25/15 15:01 3 pgs
Fees:17.00 Taxes:0.00

20150225-0016282

THIS DOCUMENT PREPARED BY:

Bryan Howard
Howard Mobley Hayes & Gontarek, PLLC
2319 Crestmoor Road
Nashville, Tennessee 37215
(615) 627-4444

BRYAN HOWARD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXP. MARCH 07, 2017

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $-NONE-.

Beverly K Small
Affiant

Subscribed and sworn to before me, this 13th day of February, 2015.

Bryan Howard
Notary Public

My Commission Expires: _____

Address of new owner:	Send Tax Bills to:	Map-Parcel Numbers:
Beverly K. Small, Trustee 409 W. Tyne Drive Nashville, TN 37205-4433	SAME	130-09-0/132.00 and 130-09-0/133.02

QUITCLAIM DEED

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, I, Beverly K. Small, Trustee of the Irvin L. Small 2009 Inter Vivos QTIP Trust dated January 13, 2009, hereinafter called the Grantor, for the purpose of transferring the Grantor's 100% ownership interest in the subject real property to the Irvin L. Small 2015 Inter Vivos QTIP Trust dated February 13, 2015, does hereby remise, release and quitclaim unto Beverly K. Small as the Trustee of the Irvin L. Small 2015 Inter Vivos QTIP Trust dated February 13, 2015, and to her successor in trust, hereinafter called the Grantee, and the Grantee's successors, heirs

successors, heirs and assigns, all of the Grantor's right, title and interest in certain tracts or parcels of land in the State of Tennessee, being more particularly described on Exhibit A attached hereto and incorporated herein by reference.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

Said property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 13th day of February, 2015.

Beverly K. Small

Beverly K. Small, Trustee of the Irvin L. Small 2009 Inter Vivos QTIP Trust dated January 13, 2009

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Beverly K. Small, with whom I am personally acquainted, and who acknowledged that such person executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 13th day of February, 2015.

Bryan Howard

Notary Public

My Commission Expires: _____

BRYAN HOWARD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXP. MARCH 07, 2017

EXHIBIT A
Legal Description

TRACT NO. 1:

Being lot "A" on the Map of the Subdivision of lot No. 2 of Block 1, of the Highlands of Belle Meade No. 1 as of record in Book 843, page 14, Register's Office for Davidson County, Tennessee.

Said lot "A" fronts 236 feet on the southwesterly side of West Tyne Drive now called Lochin Lane, and runs back 400 feet on the northwesterly line and 445 feet on the southeasterly line to a dead line in the rear, measuring 233-1/3 feet thereon.

TRACT NO. 2:

Being part of Block "F" on the Map of Belle Meade Subdivision No. 2 of as of record in Book 421, page 51, Register's Office for said County, and being shown as part of an unnumbered tract lying on the north side of West Tyne Drive on the Plan of the Highlands of Belle Meade, of record in Book 547, page 180, said Register's Office, and described as follows:

Beginning at a point in the northeasterly margin of West Tyne Drive, now called Lochin Lane, 472 feet, more or less, northwesterly, as measured along the margin of said Lane, from the southwest corner of the part of Block "F" conveyed to Myra J. Blair by deed of record in Book 702, page 567, said Register's Office; thence northeasterly 49 feet, more or less, to a point; thence northwesterly 250 feet, more or less, to the northeasterly margin of Lochin Lane or West Tyne Drive; thence with the margin of the same, southeasterly 236 feet, more or less, to the point of beginning.

Being the same property conveyed to Beverly K. Small, Trustee of the Irvin L. Small 2009 Inter Vivos QTIP Trust dated January 13, 2009, by deed from Irvin L. Small, of record as Instrument No. 20090123-0006098, Register's Office for Davidson County, Tennessee.

This is improved property known as 409 W. Tyne Drive, Nashville, Tennessee 37205.