QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans:T20150016521 DEEDQC
Recvd: 03/06/15 14:40 2 pgs
Fees:12.00 Taxes:0.00

20150306-0019534

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

STATE OF Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2 DAY OF March, 2015

PUBLIC Notary Public

MY COMMISSION EXPIRES: March 3 2015
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Melissa K. Collins (NAME)	**New Owner** (NAME)	
7780 Old Charlotte Pike (ADDRESS)	(ADDRESS)	
Nashville, TN 37209 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	11300001900

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE (S) AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, I/WE **MELISSA K. COLLINS, WIDOWED** HEREINAFTER CALLED THE GRANTOR (S), HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO **MELISSA K. COLLINS, UNMARRIED,** HEREINAFTER CALLED THE GRANTEE (S), THEIR HEIRS AND ASSIGNS, ALL OF MY RIGHT TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

DESCRIBED LAND IN THE EIGHTH (8TH) CIVIL DISTRICT, DAVIDSON COUNTY, TENNESSEE, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT AN IRON STAKE, THE NORTHEAST CORNER OF ROY STEVENS' 2.4 ACRE TRACT; THENCE WITH THE NORTH LINE OF SAID TRACT, NORTH 73 DEGREES 30 MINUTES 327 FEET TO A STAKE, THE SOUTHEAST CORNER OF W.G. PEDIGO'S ONE (1) ACRE LOT; THENCE WITH SAID ONE (1) ACRE LOT, NORTH 7 DEGREES 30 MINUTES EAST 210 FEET TO A STAKE; THENCE SOUTH 73 DEGREES EAST 494 FEET TO A STAKE, WITH 2 THORN TREE POINTERS; THENCE SOUTH 11 DEGREES EAST 89 FEET TO A STAKE, CARL L. STEVENS' NORTHEAST CORNER OF A .98 ACRE LOT; THENCE WITH SAID LOT, SOUTH 74 DEGREES WEST 210.5 FEET TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO WILLIAM C. COLLINS AND MELISSA K. COLLINS BY CASH DEED FOR TENNESSEE AS OF RECORD IN BOOK 8896, PAGE 14, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. THE SAID WILLIAM C. COLLINS HAVING SINCE DIED ON DECEMBER 2, 2008, LEAVING MELISSA K. COLLINS AS THE SOLE HEIR AT LAW AS NOTED IN THE AFFIDAVIT OF HEIRSHIP FILED OF RECORD IN INSTRUMENT NO. 20150306-0019533, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS INSTRUMENT WAS PREPARED WITH INFORMATION SUPPLIED BY THE GRANTEES &/OR GRANTORS. NO TITLE EXAMINATION WAS PERFORMED TO VALIDATE THE ACCURACY OF TITLE. THEREFORE THE PREPARER DOES NOT ACCEPT LIABILITY FOR THIS INSTRUMENT.

This is
( ) unimproved
(X) improved

property known as **7780 Old Charlotte Pike, Nashville, TN 37209**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness my/our hand (s) this the 2ND day of March, **2015.**

MELISSA K. COLLINS

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **MELISSA K. COLLINS** , the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 2 day of March, 2015.

Notary Public

My Commission Expires: March 3 2018

NICHOLAS HIEHLE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

NICHOLAS HIEHLE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

RETURN TO:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212