NEW OWNER:
Jessica Taylor
127 Rock Castle Drive
Lebanon, TN 37087

SEND TAX BILLS TO:
New Owner

THIS INSTRUMENT PREPARED BY:
Carolyn Christoffersen, Attorney At Law
2494 North Mt. Juliet Road, Suite 300
Mt. Juliet, TN 37122

File No. 14-0165

Prepared from information supplied by the parties; No title work performed or tax advice given.

Map: 108-8
Group: B
Parcel: 6.00

Space for Recorder's stamp
BILL GARRETT, Davidson County
Trans:T20150027363 DEEDQC
Recvd: 04/13/15 11:29 2 pgs
Fees:12.00 Taxes:0.00
20150413-0032250

QUITCLAIM DEED

Karen Sue Morgan died on September 9, 2014, without a Will. An intestate administration was opened in the Probate Court, Davidson County, Tennessee. Jessica Lynn Taylor was named as the Administratrix. The Administratrix is duly qualified. All debts of the Decedent have been paid. The Tennessee Inheritance Tax clearance has been received being receipt number 441994907. The Administratrix, by signing this Deed, releases any right the Administratrix has to recover this property in the event of the subsequent insolvency of this Estate. In accordance with the laws of intestacy, Jessica Lynn Taylor, Administratrix of the Estate of Karen Sue Morgan, quitclaims unto **Jessica Lynn Taylor**, her heirs and assigns, forever, all right, title and interest in and to the following tract of land, situate and lying in Davidson County, Tennessee, bounded and described as follows, to-wit:

A certain condominium apartment in Davidson County, Tennessee, described as follows: Unit No. 6, Lot No. 9, in a Horizontal Property Regime as shown on the condominium site plan, Section 2, Phase II, Quail Valley, as of record in Plat Book 5200, Page 395, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Karen Sue Morgan, unmarried, by warranty deed from Martha Janice Moore, unmarried, dated April 26, 2002 and of record in Instrument No. 20020429-0052416, Register's Office for Davidson County, Tennessee. Karen Sue Morgan died intestate on September 9, 2014 and an intestate administration was opened on October 30, 2014 in the Probate Court of Davidson County, Tennessee, Docket Number 14P1716, naming Jessica Lynn Taylor as Administratrix.

This is IMPROVED property known as 1106 Quail Court West, Nashville, Tennessee 37214.

This transfer is by Quitclaim and I make no warranties about the title.

WITNESS OUR SIGNATURES this 31st day of March, 2015.

Jessica Lynn Taylor, Administratrix of the
Estate of Karen Sue Morgan

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a notary public of the state and county aforesaid, Jessica Lynn Taylor, Administratrix of the Estate of Karen Sue Morgan, deceased, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 31st day of March, 2015.

Notary Public

My commission expires: 10/03/2017

CAROLYN M. CHRISTOFFERSEN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

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The actual consideration or value, whichever is greater, for this transfer is $0.00.

Affiant

Sworn to and subscribed to before me, this the 31st day of March, 2015.

Notary Public

My commission expires: 10/03/2017

CAROLYN M. CHRISTOFFERSEN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY