Record + Return to: OWNER

1

This Instrument Prepared By:
Thomas I. Bottorff, Attorney
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

ADDRESS NEW OWNER:
Nancy R. Stanley, Trustee
5244 Lysander Way
Brentwood, TN 37027

SEND TAX BILL TO:
Owner

MORTGAGEE:
NONE

MAP **119-9**
GROUP
PARCEL **155.00**

QUITCLAIM DEED

FOR AND IN CONSIDERATION of One Dollar and other valuable consideration, **Nancy Rich Stanley*,** hereinafter called the "GRANTOR", by these presents, does quitclaim and convey unto **Nancy R. Stanley, Trustee of the Nancy R. Stanley Revocable Living Trust Agreement dated January 8, 2007,** hereinafter called the "GRANTEE", her heirs and assigns, all her right, title and interest in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

SEE ATTACHED EXHIBIT 'A'

***Nancy Rich Stanley and Nancy R. Stanley are one in the same person.**

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2015 and subsequent years.

This is property known as 2801 Foster Avenue, Nashville, Tennessee 37211.

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

BILL GARRETT, Davidson County
Trans:T20150033950 DEEDQC
Recvd: 05/04/15 13:39 3 pgs
Fees:17.00 Taxes:0.00
20150504-0040165

WITNESS my hand this the 13th day of **April, 2015**

Nancy Rich Stanley
Nancy Rich Stanley

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Nancy Rich Stanley**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Quitclaim Deed for the purposes therein contained.

WITNESS my hand and official seal this 13th day of **April, 2015**, .

Mary Jo Hartz
NOTARY PUBLIC

MARY JOE HARTZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 5.3.16

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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

Heather Haggard
AFFIANT

Subscribed and sworn to before me on this 13 day of **April, 2015**, .

Mary Jo Hartz
NOTARY PUBLIC

My Commission Expires: 5.3.16

MARY JOE HARTZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

EXHIBIT "A"

Legal Description

This is improved property known as 2801 Foster Avenue, Nashville, Davidson County, Tennessee 37210-5309

Beginning at a point in the right-of-way of Foster Avenue, said point being at the southeast corner of parcel 155 of tax map 119-09, R.O.D.C., Tennessee.

Thence leaving said right-of-way, South 56 degrees 40 minutes 31 seconds West 224.39 feet;
Thence North 19 degrees 37 minutes 06 seconds West 195.33 feet to a point;
Thence North 67 degrees 36 minutes 31 seconds East 142.72 feet to a point;
Thence South 21 degrees 16 minutes 40 seconds East 17.98 feet to a point;
Thence North 62 degrees 53 minutes 57 seconds East 59.50 feet to a point on the right-of-way of Foster Avenue;
Thence South 26 degrees 09 minutes 54 seconds East 139.75 feet to the point of beginning containing 35,694.03 square feet or 0.81 acres.

Being part of the same property in which a one-half (1/2) undivided interest was devised to Nancy Rich Stanley and a one-half (1/2) undivided interest was devised to F. W. Rich, by the Last Will and Testament of Ethel Rich Marshall, deceased, of record in the office of the Circuit Court Clerk for Davidson County, Tennessee, (Probate Division) Docket No. 02P-676, as evidenced by a Quitclaim Deed from the Estate of Ethel Rich Marshall, deceased, record in Instrument No. 20030320-0036745, said Register's Office; AND further being part of the same property conveyed to Nancy Stanley by Court Ordered Decree of Partition filed in the Chancery Court of Davidson County, Tennessee, Case No. 07-918-11, divesting Wayne Rich, of all his right title and interest in that certain above described legal description, of record in Instrument No. 20090407-0031923, Register's Office, Davidson County, Tennessee.

*Nancy Rich Stanley and Nancy Stanley are one in the same person

*F. W. Rich and Wayne Rich are one in the same person.