Prepared By & Return To:
Tennessee Title Services, LLC
101 Springhouse Court, Suite 202
Hendersonville, TN 37075

STATE OF TENNESSEE
COUNTY OF SUMNER
The actual consideration or value, whichever is greater, for this transfer is $0.00

Affiant

Subscribed and sworn to before me, this 29th day of April, 2015.

Notary Public
My commission expires: 11/20/18

BRENDA HUNTSMAN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

Address of New Owner:	Send Tax Bills to:	Tax Information:
Nicholas Davis and Ashley Davis	F&M Bank	083-01-0-064.00
1000 W. Greenwood Ave	P.O. Box 451	
Nashville, TN 37206	Clarksville, TN 37041	

QUITCLAIM DEED

For a consideration, the receipt and sufficiency whereof is hereby acknowledged, **Condel Ray Austin and wife, Sylvia L. Austin,** hereinafter the Grantor, by these presents, does hereby quitclaim and convey unto **Nicholas Davis and Ashley Davis, husband and wife,** hereinafter the Grantee, all their right, title and interest in and to the following tract or parcel of land in Davidson County, Tennessee, to-wit:

LAND in Davidson County, Tennessee, being the northerly 104.5 feet of Lot No. 25 and the northerly 104.5 feet of the westerly 25 feet of Lot No. 24 on the Map of Jones and Bradford's Subdivision in the old 18th Civil District of Davidson County, as of record in Book 161, Page 142, Register's Office for Davidson County, Tennessee. SAID part of Lots Nos. 24 and 25 front together 75 feet on the southerly side of West Greenwood (formerly Edgar) Avenue, and run back between parallel lines 104.50 feet to the north line of the property conveyed to Miss Mary Axile Smith, by deed of record in Book 739, Page 51, said Register's Office, and is bounded on the west by Laurent (formerly Kline) Street, as shown on Page 53 of Plan Book 332, said Register's Office, said Laurent Street having been opened over Lots Nos. 26 and 35 in said plan.

BEING the same property conveyed to Ashley Austin Davis and husband, Nicholas Daniel Davis, and Condel Ray Austin and wife, Sylvia L. Austin, by Warranty Deed from Shields Rentals, a Tennessee General Partnership, as successor in interest and surviving entity by merger with Shields Rentals, a Tennessee Limited Partnership, dated 7/29/11 and recorded 8/10/11 in Instrument Number 20110810-0061644, Register's Office for Davidson County, Tennessee, with a conveyance amount of $119,900.00.

This property is improved property known as 1000 W. Greenwood Ave., Nashville, TN 37206.

Witness my hand this 29th day of April, 2015.

Condel Ray Austin

Sylvia L. Austin

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Condel Ray Austin and Sylvia L. Austin, 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 seal this 29th day of April, 2015.

BRENDA HUNTSMAN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

Notary Public
My commission expires: 11/20/18

BILL GARRETT, Davidson County
Trans: T20150039262 DEEDQC
Recvd: 05/20/15 12:13 1 pgs
Fees: 12.00 Taxes: 0.00
20150520-0046566