BILL GARRETT, Davidson County
Trans:T20150041439 DEEDQC
Recvd: 05/28/15 13:52 2 pgs
Fees:17.00 Taxes:0.00
20150528-0049250

This instrument prepared based on information furnished by parties.

THIS INSTRUMENT WAS PREPARED BY:
J. Blake Freeman, Attorney
323 Emery Drive
Nashville, TN 37214-3113

QUITCLAIM DEED

Address new Owner(s):
Phyllis Ruth Wiley
8207 Sawyer Brown Road, #L-8
Nashville, TN 37221

Send tax bills to:
Same

Map/Parcel: 142010A08000CO

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to create a joint tenancy with right of survivorship, I/we, Phyllis Ruth Wiley, a widow, by these presence do hereby quitclaim and convey unto J. Blake Freeman, Trustee, his successors and assigns, the following described tract or parcel of land, to-wit:

Unit No. L-8, together with the Carport designated No. L-8-C, in River Plantation, Section One, a condominium, a Horizontal Property Regime, located on Highway 70 South, Nashville, Davidson County, Tennessee, as shown on the plat of River Plantation, Section One, Condominium Apartments, recorded in Book 4460, page 59 of the Register's Office for Davidson County, Tennessee, and described in a Master Deed, recorded in Book 4562, page 474 of the Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the property, apartment, co-owners, and tenants of River Plantation, Section One, Condominium Apartments, contained in the Master Deed, and the By-Laws appended thereto, recorded in Book 4562, page 474 of the Register's Office for Davidson County, Tennessee, are incorporated in this deed by reference and made a part hereto the same as though copied herein.

BEING the same property conveyed to John H. Wiley and wife, Phyllis Ruth Wiley by Warranty Deed from Clyde E. Nash and wife, Elizabeth B. Nash, dated March 25, 1996, and filed on April 12, 1996, in Book 10013, page 540, said Register's Office. The said John H. Wiley having since died with title now vested in Phyllis Ruth Wiley as surviving tenant by the entirety.

This is improved property known as: 8207 Sawyer Brown Road, #L-8, Nashville, TN 37221

And now, I, the said J. Blake Freeman, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto **Phyllis Ruth Wiley and John D. R. Spain, Jr., as joint tenants with right of survivorship,** their heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF we have hereunto set our hands on date shown on the Notary Form.

Phyllis Ruth Wiley

J. Blake Freeman, Trustee

STATE OF TENNESSEE DAVIDSON COUNTY ss:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Phyllis Ruth Wiley**, 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 instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, TN this the 19th day of May 2015.

DANNY LOPEZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public

09/10/2018 Davidson, Tennessee

STATE OF TENNESSEE DAVIDSON COUNTY

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named J. Blake Freeman, Trustee, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he, as Trustee, executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this the _____ day of May, 2015.

KIMBRA R. ROUSH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires JAN. 9, 2016

Kimbra R. Roush
Notary Public

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STATE OF TENNESSEE DAVIDSON COUNTY ss:

The actual consideration, or value, for this transfer is $-0-.

Phyllis Ruth Wiley
Affiant

Sworn to and subscribed before me this 19th day of May, 2015.

Notary Public

09/10/2018
Davidson, Tennessee

DANNY LOPEZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY