BILL GARRETT, Davidson County
Trans:T20150057261 DEEDQC
Recvd: 07/15/15 08:42 2 pgs
Fees:12.00 Taxes:0.00
20150715-0068785

This instrument was prepared by: **M. Todd Sandahl**, Attorney at Law
234 First Avenue South
Franklin, TN 37064
(615) 794-3450 Facsimile (615) 794-3510

Subject Property: **Map#: 091-05-0-A** **Parcel #: 004.00co**
Property Address: 209 Errol Lane, Nashville, TN 37209

New Owner: Jonathan N. Upleger
Address: 209 Errol Lane
Nashville, TN 37209

Send Tax Bill To:
Jonathan N. Upleger
209 Errol Lane
Nashville, TN 37209

Based on information provided by the parties. No representation or warranty is made by the preparer as to the accuracy of anything set forth herein.

The parties have specifically waived performance of a title search, title opinion letter, or title insurance by the preparing attorney.

QUITCLAIM DEED

For the express purpose of making a reconveyance to create a fee simple title in accordance with the Final Decree of Divorce entered on June 24, 2015, Davidson County, Nashville, Tennessee, Fourth Circuit Court, Case Number 15D638, and for good and valuable consideration, and no monetary consideration, I, **Allison J. Zamorski**, hereby quitclaim and convey to **Jonathan N. Upleger**, all the right, title and interest I may have, if any, in and to the following described real property located in Davidson County, Tennessee, to wit:

LAND in Davidson County, Tennessee, being Lot No. 4 on the Plan of Sylvan Heights, Phase One, a Planned Unit Development, as of record in Book 6900, Page 663, and amended in Book 6900, Page 676, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to Jon Upleger and Allison Zamorski by Warranty Deed of Mark W. King and JoAnne J. King of record in Instrument No. 20080606-0058132, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to Declaration of Covenants, Conditions and Restrictions, of record in Book 7568, Page 400, and as amended in Book 8268, Page 626, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantees herein.

This is IMPROVED property, known as 209 Errol Lane, Nashville, TN 37209.

Subject to any easement and/or restrictions of record in the Register's Office in Davidson County, Tennessee.

IN WITNESS WHEREOF I have hereunto set my hand this 7th day of July, 2015.

Allison J. Zamorski

This is improved property, known as 209 Errol Lane, Nashville, TN 37209.

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Allison J. Zamorski**, the within named bargainor with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 7th day of July, 2015.

NOTARY PUBLIC

My Commission Expires March 21, 2016

JILL A. BIRGE STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The transfer tax on this transfer is exempt under the provisions of § 67-4-409, et. seq., of the Tennessee Code Annotated.

Allison J. Zamorski

Sworn to and subscribed before me this 7th day of July, 2015.

NOTARY PUBLIC

My Commission Expires March 21, 2016

JILL A. BIRGE STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

The actual consideration or value, whichever is greater, is $0.