BILL GARRETT, Davidson County
Trans: T20150057512 DEEDQC
Recvd: 07/15/15 14:46 1 pgs
Fees: 12.00 Taxes: 0.00
20150715-0069080

This Instrument Prepared by & Return to: Fearnley, Martin & McDonald, PLLC
25 Century Blvd, Suite 402, Nashville, TN 37214

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged; the undersigned; ("Grantor"), **Mark M Buchanan** , hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto **Mark M Buchanan and John Edward Hart**, *as tenants in common with full rights of survivorship,* (Grantee), all of his rights, title, and interests in the following described real property, to wit:

Located in Davidson County, Tennessee, and being Unit B of the Chestnut Hill Properties I, as of record in Instrument No. 20071128-0138134, Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. The parties hereto acknowledge that this document was prepared without the benefit of a title search and or survey.

Being the same property conveyed to Grantor herein by Warranty of record at Instrument Number **20071231-0148969** in said Register's Office.

IN TESTIMONY WHEREOF I/we have executed this instrument the 14th day of **July, 2015.**

Mark M Buchanan
Mark M Buchanan

STATE OF TENNESSEE
COUNTY DAVIDSON
OF

Personally appeared before me, a Notary Public in and for said state and county, **Mark M Buchanan** , with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 14th day of **July, 2015.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: Aug. 23, 2016

TIMOTHY KYLE KING STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY
MY COMMISSION EXPIRES: August 23, 2016

For recording information only

STATE OF TENNESSEE
COUNTY DAVIDSON
OF

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, the actual consideration for the transfer is **$0.**

Mark M. Buchanan
AFFIANT

SUBSCRIBED AND SWORN before me this the 14th day of **July, 2015.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: Aug. 23, 2016

PROPERTY ADDRESS:	**1023B 2nd Ave South, Nashville TN 37210**
TAX PARCEL NO.:	**093 15 0A 002.00**
PROPERTY OWNER:	**Mark M Buchanan and John Edward Hart**
OWNER'S ADDRESS:	**1023B 2nd Ave South, Nashville TN 37210**
MAIL TAX BILLS TO:	**Mark M Buchanan and John Edward Hart 1023B 2nd Ave South, Nashville TN 37210**

TIMOTHY KYLE KING STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY
MY COMMISSION EXPIRES: August 23, 2016