This Instrument Prepared by:

The Law Offices of
LUVELL L. GLANTON, PLLC
915 Jefferson Street, 2nd Fl.
Nashville, TN 37208

ADDRESS OF NEW OWNER:
Timothy Buchanan, Sr.
1220 Bessie Ave.
Nashville, TN 37207

SEND TAX BILLS TO:
Same

PARCEL ID NO.
07110014100

QUITCLAIM DEED

FOR GOOD AND VALUABLE CONSIDERATION of the sum of $20,000.00, the receipt of which is hereby acknowledged, I, **FRED SCARBROUGH and wife REBECCA SCARBROUGH,** (Grantor), have this day bargained and sold and by these presents do hereby quit claim and convey unto **TIMOTHY BUCHANAN, SR.,** (Grantee) herein, his successors and assigns, all of my interest, in fee simple, in the following described real estate situated in Davidson County, Tennessee particularly described as follows, to-wit:

Being Lot No. 33 on the Plan of J.B. Haynie's Cumberland Heights Addition to Nashville, as of record in Book 57, Page 170, in the Register's Office for Davidson County, Tennessee.

Said Lot No. 33 fronts 50 feet on the westerly side of Bessie Avenue and runs back between parallel lines 125 feet to an alley.

Being the same property conveyed to Fred Scarbrough and Rebecca Scarbrough, by Installment Deed from Fred Scarbrough, dated 23, July 2015, and of record instrument no.: 20150727-0073905, in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, easements and rights of way for public utilities of record.

This is property is known as 1224 Bessie Avenue, Nashville, Davidson County, Tennessee 37207.

BILL GARRETT, Davidson County
Trans:T20150061585 DEEDQC
Recvd: 07/27/15 15:52 2 pgs
Fees:13.00 Taxes:74.00
20150727-0073906

IN WITNESS WHEREOF, I have hereunto set my signature, on this the 23rd day of July, 2015.

FRED SCARBROUGH

REBECCA SCARBROUGH

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this the 23rd day of July, 2015, before me personally appeared **FRED SCARBROUGH and wife, REBECCA SCARBROUGH,** Bargainors, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

NOTARY PUBLIC

My Commission Expires: 11-5-18

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration for this transfer or value of the property or interest in property transferred, whichever is greater is TWENTY THOUSAND DOLLARS ($20,000.00), which amount is equal to or greater than the amount the property or interest in property transferred would command at a fair and voluntary sale.

AFFIANT

Sworn to and subscribed before me this 24th day of July, 2015.

NOTARY PUBLIC

My Commission Expires: 11-5-18