THIS INSTRUMENT PREPARED BY
AND AFTER RECORDING RETURN TO:

Bell, McCann & McInteer, PLC
8110 Isabella Lane, Ste 200
Brentwood, TN 37027

Address New Owner(s) as follows:

Cara Lar Schneider
4911 Dakota Avenue
Nashville, TN 37209

Send Tax Bill to:
Owner

Map-Parcel Numbers:
103-03-119

State of Tennessee
County of Davidson

The Actual Consideration or Value, whichever is greater, for this transfer is $10.00.

Affiant

BENJAMIN SEAMON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

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

Notary Public

My Commission Expires:
9-10-2018

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **JEFFREY J. GRIMES** HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER, CONVEY AND QUITCLAIM UNTO **CARA LAR SCHNEIDER,** HEREINAFTER CALLED GRANTEE(S), HIS HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST, INCLUDING ANY AND ALL MARITAL INTEREST RESULTING FROM HIS MARRIAGE TO GRANTEE, IN A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN **DAVIDSON COUNTY**, STATE OF **TENNESSEE**, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

See attached "Exhibit A".

Said property is conveyed also subject to such other limitations, restrictions, and encumbrances as may affect the premises.

Said property is commonly referred to as 4911 Dakota Avenue, Nashville, TN 37209.

IN WITNESS WHEREOF, the undersigned has executed this instrument this 29th day of July, 2015.

By: Jeffrey J. Grimes

BILL GARRETT, Davidson County
Trans:T20150063549 DEEDQC
Recvd: 08/03/15 11:36 2 pgs
Fees:12.00 Taxes:0.00
20150803-0076343

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Jeffrey J. Grimes**, the Grantor, 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.

Witness my hand and official seal this 23rd day of July, 2015.

My commission expires: 1/15/17

Notary Public

MARK BELL
NOTARY PUBLIC
STATE OF TENNESSEE
WILLIAMSON COUNTY

Exhibit A

Land in Davidson County, TN, being the westerly 50 feet of Lot No. 812, Block 37, Charlotte Park Company's First Addition, of record in Book 57, Page 103, Register's Office for said County.

Said part of Lot No. 812 fronts 50 feet on the southerly side of Dakota Avenue, formerly Fourth Avenue, and runs back between parallel lines with the easterly margin of 50th Avenue North, formerly Ninth Street, 150 feet to an alley.

Being the same property conveyed to Cara Lar Schneider by Warranty Deed from David C. Collipp, dated September 26, 1997, of record Book 10626, Page 881, Register's Office for Davidson County, Tennessee.