THIS INSTRUMENT WAS PREPARED BASED UPON INFORMATION PROVIDED BY THE PARTIES BY
Elizabeth A. Garrett, Attorney, 214 Second Avenue, North, Suite 103, Nashville, Tennessee 37201

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Mark J. Appugliese, Notary Public
Wilmington Twp., Mercer County
My Commission Expires May 17, 2019
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES

STATE OF ~~TENNESSEE~~ PA
COUNTY OF Allegheny

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

THIS TRANSFER IS EXEMPT FROM THE TRANSFER PRIVILEGE TAX AS AUTHORIZED BY TENN. CODE ANN. §67-4-409(a)(3) AS THE TRANSFER OF THE REAL ESTATE IS IMPLEMENTING THE TERMS OF THE FINAL DECREE OF DIVORCE ENTERED BY THE THIRD CIRCUIT COURT OF DAVIDSON COUNTY, TENNESSEE, IN THE CASE OF DAVID W. ADAMS V. SARAH BRITT ADAMS, CASE NO. 12D-1877

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF July 2015.

Notary Public

(AFFIX SEAL)

QUITCLAIM DEED

T.C.A. 66-5-269(b)

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David Wayne Adams	David Wayne Adams	117-04-0
(NAME) 2512 Belmont Boulevard	(NAME) 2512 Belmont Boulevard	039.00
(ADDRESS) Nashville, Tennessee 37212	(ADDRESS) Nashville, Tennessee 37212	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

SARAH BRITT ADAMS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

DAVID WAYNE ADAMS

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Tract 1:
BEING part of Lot No. 112 on Belmont Land Co's plan of record in Book 421, page 34, in the Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING at a point in the east margin of Belmont Boulevard 150.0 feet north from the northeast corner of Sweet Brier (now known as Sweetbriar) Avenue and Belmont Boulevard; running thence in a northerly direction 8.0 feet to a point; thence in an easterly direction 183.0 feet to an alley; thence south with the westerly margin of said alley 8.0 feet to a point; thence westerly 183.0 feet to Belmont Boulevard and being the most southerly 8.0 feet of the property conveyed to W.G. Bogle by Deed from Wm. W. Scovel, of record in Book 597, page 331, in the Register's Office for Davidson County Tennessee.

Tract 2:
Being the south 50.0 feet of Lot No. 112 (having previously been referred to incorrectly as Lot No. "122") on Belmont Land Co's Plan of record in Book 421, page 34, in the Register's Office for Davidson County, Tennessee; said half of Lot No. 112 fronts 50.0 feet on the east side of Belmont Boulevard and extends back between parallel lines 183.0 feet to an alley.

Being the same property conveyed to David Wayne Adams, married, by Warranty Deed from William S. Janis (aka William Scott Janis) and wife, Sharon R. Janis (aka Sharon Renee Janis recorded March 18, 2011 in Instrument No. 20110318-0021187, in the Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: SUCH LIMITATIONS, RESTRICTIONS, AND ENCUMBRANCES AS MAY AFFECT THE PREMISES.

This is improved X unimproved property, known as 2512 Belmont Boulevard, Nashville, Tennessee 37212
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness this 22nd day of July, 2015.

Sarah Britt Adams

STATE OF TENNESSEE:
COUNTY OF Davidson :

Personally appeared before me, the undersigned, a notary public in and for said State and County, Sarah Britt Adams, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument and acknowledged that she executed the within instrument for the purposes therein contained as her own free act and deed.

Witness my hand and official seal at Nashville, Tennessee this 22nd day of July 2015.

Notary Public

Connie D. Rodgers
STATE OF TENNESSEE NOTARY PUBLIC
Commission Expires March 10, 2017

Davidson County DEEDQC
Recvd: 08/06/15 12:27 2 pgs
Fees:12.00 Taxes:0.00
20150806-0078422

True Copy Certification

I, CHRIS CARNRIGHT, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and this this is a true and correct copy of the original document executed and authenticated according to law.

CHRIS CARNRIGHT

STATE OF PENNSYLVANIA
COUNTY OF Allegheny

On this, the 6th day of July, 2015, before me Mark J Appugliese, the undersigned officer, personally appeared CHRIS CARNRIGHT, known to me (or satisfactorily proven) to be the person whose name IS subscribed to the within instrument, and acknowledged that HE (he/she/they) executed the same for the purposes therein contained.

In witness whereof, I hereunto set my hand and official seal.

Mark J Appugliese
Notary Public
Printed Name: Mark J Appugliese
My Commission Expires:
5/17/19

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Mark J. Appugliese, Notary Public
Wilmington Twp., Mercer County
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