BILL GARRETT, Davidson County
Trans:T20150069492 DEEDQC
Recvd: 08/18/15 12:14 2 pgs
Fees:12.00 Taxes:0.00
20150818-0083077

This instrument prepared by:
Laylah V. Smith, Attorney
329 Union Street
Nashville, Tennessee 37201

Based on the information provided by the parties, NO title search was requested or prepared.

QUITCLAIM DEED

Address of New Owner as follows:	**Send Tax Bills To:**	**Map-Parcel Number:**
Josephine Phelps 3328 Smith Springs Road Nashville, TN 37013	Same	134 13 0 016.00

FOR AND IN CONSIDERATION of love and affection and no monetary consideration, Laylah V. Smith, hereinafter grantor, hereby release, remise and quitclaim unto Josephine Phelps, her heirs and assigns, all of my right, title and or other interest I may have in and to the following described property to wit:

Land in Davidson County, Tennessee being Lot No. 74 on the Plan of Kenilworth Estates, Section 2, of Record in Book 2900, page 126, Register's Office For said County, to which plan reference is hereby made for a more complete legal description.

Being the same land conveyed to Josephine Phelps by deed from Shaun Donovan, The Secretary of Housing and Urban Development, of Washington, D.C. of record as Instrument No. 20090223-0015614, Register's Office for Davidson County, Tennessee. The property was then conveyed to Laylah V. Smith by quit claim deed Instrument No. 20140409-0029676, Register's Office for Davidson County, Tennessee.

This property being better known as 278 Penfield Drive, Nashville, Tennessee 37211.

WITNESS my hand this 7th day of August, 2015.

Laylah V. Smith

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

WITNESS MY HAND and official seal at office in said County this 7th day of August, 2015.

NOTARY PUBLIC

My Commission Expires: 5/8/18

LESLIE E. LAMBERT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAY 8, 2018

WITNESS my hand this 13 day of August, 2015.

Josephine Phelps

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

WITNESS MY HAND and official seal at office in said County this 13 day of August, 2015.

NOTARY PUBLIC

My Commission Expires: Sept. 09, 2011

TAMARA J. TAYLOR NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0.00, Affiant
Subscribed and sworn before me this the
18 Day of Aug, 2015
Dani R Frazier, Deputy Register