BILL GARRETT, Davidson County
Trans:T20150073352 DEEDQC
Recvd: 08/28/15 14:26 2 pgs
Fees:12.00 Taxes:0.00
20150828-0087527

This Instrument Prepared by:
GEORGE J. DUZANE
Attorney at Law
603 Woodland Street
Nashville, TN 37206-4211
(615) 259-1214

This firm did not conduct a title search, issue a title opinion letter, or issue the title insurance regarding the sale of this property.

QUIT CLAIM DEED

ADDRESS OF NEW OWNER:	**SEND TAX BILLS TO:**	**MAP & PARCEL NO.**
Roy Douglas Brown, Jr. 6536 Delaware Crossing St. Reynoldsburg, OH 43068	Same	

FOR AND IN CONSIDERATION of $0.00 and other good and valuable consideration, **BARBARA J. BROWN,** by these presents does hereby quitclaim and convey unto **ROY DOUGLAS BROWN. JR.,** and his heirs, successors and assigns, any and all marital right, title and interest in and to the following described tract of land in Davidson County, Tennessee:

Being Lot No. 7 on the Plan of Cumberland Gardens, Section Three, as of record in Book 2854, Page 146, Register's Office for said County.

Said Lot No. 7 fronts 53.4 feet on the southerly side of Vance Drive and runs back between lines 97.0 feet on the easterly side and 107.0 feet on the westerly lines to a dead line in the rear on which it measures 47.5 feet.

Being the same property conveyed to Roy D. Brown and wife, Barbara J. Brown, by Cash Deed for Tennessee from Philip N. Brownstein, dated January 29th, 1964 and of record in Book 3677, Page 533, Register's Office for Davidson County, Tennessee. The said Roy D. Brown died on April 29th, 2010.

Subject to any and all restrictions and/or easements of record in the Register's Office for Davidson County, Tennessee.

This is improved property, known as 2603 Vance Ave., Nashville, TN 37208.

Witness my hand this 27th day of August, 2015.

Barbara J. Brown
BARBARA J. BROWN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named bargainor, **BARBARA J. BROWN,** with whom I am personally acquainted, or proved to me based upon satisfactory information, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 21st day of August, 2015.

GEORGE J. DUZAN III STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC

My Commission Expires: 3/10/19

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater for this transfer is $0.00.

GEORGE J. DUZAN III STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

AFFIANT

Sworn to and subscribed before me this 21st day of August, 2015.

NOTARY PUBLIC

My Commission Expires: 3/10/19