QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans:T20150078991 DEEDQC
Recvd: 09/17/15 09:41 2 pgs
Fees:12.00 Taxes:0.00
20150917-0094295

J-JG-15-389

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 16th DAY OF September, 2015.

Notary Public

MY COMMISSION EXPIRES: 10/8/16

(AFFIX SEAL)

DANA DELWORTH
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Tewolde Negash and Yonas Embaye	**New Owner**	
(NAME) **389 Murfreesboro Pike**	(NAME)	**106-1-78.00**
(ADDRESS) **Nashville, TN 37210**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we **EFREM B. ZERIHUN,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **TEWOLDE NEGASH, MARRIED WITH A 50% UNDIVIDED INTEREST AND YONAS EMBAYE, UNMARRIED WITH A 50% UNDIVIDED INTEREST, AS TENANTS IN COMMON** hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot Nos. 15 and 16 on the Map of J. M. Eatherly's Resubdivision of John Woodard property, as of record in Book 332, Page 39, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Efrem B. Zerihun by Warranty Deed from Louise Windrow Waters GS Trust as established under the Will of Mae Windrow Espey, whose Trustees have full power to mortgage, transfer and convey without joinder of any beneficiary, recorded on the 7th day of November, 2005 in Instrument No. 20051107-0134595, in the Register's Office of Davidson County, Tennessee.

This is **improved** property known as: **389 Murfreesboro Pike, Nashville, Tennessee 37210**.

Witness my/our hand(s) this the 16 day of September, 2015.

Efrem B. Zerihun

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, EFREM B. ZERIHUN, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 16th day of September, 2015

Notary Public

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 03-08-2016

My Commission Expires: _____

(SEAL)

PREPARED BY:
RETURN TO:

Rudy Title and Escrow, LLC

2012 21st Ave. South

Nashville, TN 37212