BILL GARRETT, Davidson County
Trans:T20150088668 DEEDQC
Recvd: 10/19/15 10:30 2 pgs
Fees:12.00 Taxes:0.00
20151019-0105932

**THIS INSTRUMENT PREPARED BY:**
**John M. Wells, Attorney**
**7101 Executive Center Drive, #151**
**Brentwood, TN 37027**

| **NEW OWNER:** | **SEND TAX BILLS TO:** | **MAP/PARCEL:** |
|---|---|---|
| Trina K. Smith | NEW OWNER | 083-04-0-017.00 |
| 2017 Rose Cliff Dr. | | |
| Nashville, TN 37216 | | |

**This instrument was drafted from information furnished by the parties. No representation or warranty is made by the preparer as to the accuracy of anything set forth herein. The parties have waived performance of a title search, title opinion letter or title insurance by the preparing attorney.**

## QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that I, Rose Ann Smith, unmarried, for and in consideration of Ten and no/100's ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, have bargained and sold and do hereby convey remise, release and forever quitclaim unto Trina K. Smith, unmarried, all my interest, if any whether marital or otherwise, in and to a certain tract of land in Davidson County, Tennessee, described as follows:

> Land in Davidson County, Tennessee, being Lot No. 129 on the Plan of Rosebank Park of record in Plat Book 1835, Page 26, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.
>
> Being the same property conveyed to Trina Koa Smith and Rose Ann Smith as joint tenants with right of survivorship by Warranty deed from Greg Mayo and Wayno Mayo of record in Instrument No. 20050401-0035386 Register's Office for Davidson County, Tennessee, dated March 18, 2005 and recorded on April 01, 2005.

This is unimproved property known as 2017 Rose Cliff Dr., Nashville, TN 37216.

This instrument and the interest released and quitclaimed are subject to such limitations, encumbrances, easements and restrictions as may affect the premises.

WITNESS my hand this the 9th day of October, 2015.

Rose Ann Smith

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Rose Ann Smith with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 9th day of October, 2015.

Notary Public

My Commission Expires: 6/21/16

JUDY S. WELLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is $0.00

Affiant

Sworn to and subscribed before me this the 9th day of October, 2015.

Notary Public

My commission expires: 6/21/16

JUDY S. WELLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN