# QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 0.00

Kevin D. Miller
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31 day of October, 2015.

Jeanette J. Gleaves
Notary Public:

MY COMMISSION EXPIRES:
(AFFIX SEAL)

JEANETTE J. GLEAVES NOTARY PUBLIC MY COMM. EXPIRES: May 03, 2016 DAVIDSON COUNTY

**THIS INSTRUMENT WAS PREPARED BY:**
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP - PARCEL NUMBERS: |
|---|---|---|
| Ruth S. Miller | NEW OWNER | Map 052 |
| 3043 Penn Meade Way | 3043 Penn Meade Way | Group 130B |
| Nashville, TN 37214 | Nashville, TN 37214 | Parcel 18700CO |

FOR AND IN 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

**Kevin D. Miller, married**

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

**Ruth S. Miller , unmarried**

hereinafter called the GRANTEES, their heirs and assigns, all their right, title and interest in and to that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Located in Davidson County, Tennessee:

BEING Lot 223, Condominium Site Plan, River Glen Planned Unit Development, Phase IV, Section 3, as shown on plat of record in Instrument 20010330-0030661, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Ruth S. Miller, a single woman, and Kevin D. Miller, married, as joint tenants with right of survivorship, by deed from Joseph Wallace Morgan, unmarried, of record in Instrument 20090227-0017289, said Register's Office, dated February 26, 2009.

This property is not a marital residence and as such is not subject to any homestead, dower or other marital interest as contemplated by T.C.A. 26-2-307 or other similar statute.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )
This is Improved ( X ) property, known as 3043 Penn Meade Way, Nashville, TN 37214

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 my hand this 31 day of October, 2015.

Kevin D. Miller

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 Kevin D. Miller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 31 day of October 2015.

My Commission Expires: May 03, 2016

Jeanette J. Gleaves
Notary Public

JEANETTE J. GLEAVES NOTARY PUBLIC MY COMM. EXPIRES: May 03, 2016 DAVIDSON COUNTY

BILL GARRETT, Davidson County
Trans: T20150099911 DEEDQC
Recvd: 11/24/15 11:27 1 pgs
Fees: 12.00 Taxes: 0.00

20151124-0119079