BILL GARRETT, Davidson County
Trans:T20150101123 DEEDQC
Recvd: 11/30/15 13:53 2 pgs
Fees:12.00 Taxes:0.00
20151130-0120523

THIS INSTRUMENT PREPARED BY:
HAYNES, FREEMAN & BRACEY, PLC.
P. O. Box 527
140 North Main Street
Goodlettsville, Tennessee 37070

QUITCLAIM DEED

Address New Owners	Send Tax Bills To:	Map-Parcel
Paula S. Nelson 5713 Chestnutwood Trail Hermitage, TN. 37076	Same Freedom Mortgage 1288 Route 73 S-400 Mt. Laurel, NJ 08054	098-05-0-A-109.00

FOR AND IN CONSIDERATION of Zero Dollars ($0.00), cash in hand paid, the receipt of which is hereby acknowledged, **William N. Nelson, Jr.**, by these presents, does hereby quitclaim and convey unto **Paula S. Nelson**. and her successors and assigns, all his right, title and interest in and to the following described tract of land:

Being Lot No. 92 on the Plan of Section Four, Hampton Hall, of record in Plat Book 11700, page 2, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to William N. Nelson, Jr., married, by Warranty Deed from Beazer Homes Corp, d/b/a Phillips Builders, dated May 23, 2000 and recorded May 25, 2000 in Instrument Number 200005250052411, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to William N. Nelson, Jr. and Paula S. Nelson, Husband and Wife, by Quitclaim Deed from William N. Nelson, Jr., of record in Instrument No. 20040511-0053791, Register's Office for Davidson County, Tennessee.

Subject to Restrictions of record in Book 10278, page 257, Book 10301, page 184, Book 10444, page 460, Book 10640, page 947, Book 10956, page 520; Agreements of record in Book 10584, page 114 and Book 11367, page 156, Register's Office for Davidson County, Tennessee.

Witness my hand this 7th day of November 2015, the bargaining party, having caused my name to be signed hereto on said day and date.

William Noel Nelson Jr.
WILLIAM NOEL NELSON, JR.

STATE OF Virginia
COUNTY OF Fairfax

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, 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 executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Alexandria this the 7th day of November, 2015.

Quincey Jean Cunningham
NOTARY PUBLIC

My Commission Expires: 12/31/2016

STATE OF VA
COUNTY OF Fairfax

The undersigned, after being first duly sworn according to law, does make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of a Marital Dissolution Agreement in that certain case styled ***Paula S. Nelson vs. William N. Nelson, Jr. , Docket No. 15D 1328, Third Circuit Court for Davidson County, Tennessee***, and that there was no other consideration given for the transfer.

AFFIANT William Noel Nelson Jr.

SWORN TO AND SUBSCRIBED before me this 7th day of November, 2015.

Quincey Jean Cunningham
NOTARY PUBLIC

My Commission Expires: 12/31/2016

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED.