THIS DOCUMENT WAS PREPARED BASED ON INFORMATION FURNISHED BY THE PARTIES. NO INDEPENDENT TITLE EXAMINATION WAS MADE.

Prepared by:
Tennessee Title Services, LLC
101 Springhouse Court, Suite 202
Hendersonville, TN 37075

STATE OF TENNESSEE
COUNTY OF Sumner

The actual consideration or value, whichever is greater, for this transfer is $60,000.00.

Subscribed and sworn to before me this 25th day of November, 2015.

Affiant

Notary Public
My Commission Expires: 11/20/18

BRENDA HUNTSMAN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

Address of New Owner:	Send Tax Bills To:	Tax Information
Diane Tokiko McLerran 2909 Rich Acres Drive Nashville, TN 37207	Owner	060-07-0-098.00

QUITCLAIM DEED

For consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned, Linda Sue Clouse, by these presents, quitclaims and conveys unto Diane Tokiko McLerran, all of her right, title, and interest in and to the following tract or parcel of land, to-wit:

See Exhibit A.

BEING the same property conveyed to Linda Sue Clouse, by Quitclaim Deed from Mossie Ann Bybee, dated 4/1/14 and recorded 4/17/14 in Instrument No. 20140417-0032058; and being the same property previously conveyed to Lloyd Bybee and Massie Ann Bybee, by Warranty Deed from Thomas M. Stevenson and wife, Venus P. Stevenson, dated 6/14/68 and recorded 6/28/68 in Book 4247, Page 50, in the Register's Office of Davidson County, Tennessee.*The said Lloyd Bybee having since died. The said Massie Ann Bybee is also known as Mossie Ann Bybee.*

**The above referenced property is not now, nor has it ever been the primary residence of the Grantor.*

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This is improved property located at 2909 Rich Acres Drive, Nashville, TN 37207.

Witness my hand this 24th day of November, 2015.

Linda Sue Clouse

BILL GARRETT, Davidson County
Trans:T20150104259 DEEDQC
Recvd: 12/10/15 09:09 2 pgs
Fees:13.00 Taxes:222.00
20151210-0124193

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Linda Sue Clouse, with whom I am personally acquainted, and who acknowledged she executed the within instrument for the purposes therein contained.

Witness my hand this 24th day of November, 2015.

Brenda Huntsman
Notary Public

My Commission expires: 11/20/18

BRENDA HUNTSMAN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

EXHIBIT A

LAND in Davidson County, Tennessee, being Lot No. 38 on the Plan of Hillhurst Acres, Section 3, as of record in Book 2331, Page 86, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.