BILL GARRETT, Davidson County
Trans:T20150109446 DEEDQC
Recvd: 12/29/15 10:27 3 pgs
Fees:17.00 Taxes:0.00
20151229-0130427

ADDRESS OF NEW OWNER(S):

Ewing Sellers et ux
2507 Morgan Rd
Murfreesboro, TN 37129

MAP & PARCEL: 093-13-0B-435.00

ACCOUNT NUMBER:093130B43500CO

MAIL TAX NOTICES TO NEW OWNER @ SAME ADDRESS

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

PREPARED BY:
Ewing Sellers, Attorney
111 N. Maple Street
Murfreesboro, Tennessee, 37130
From Information Furnished
By The Parties. (es)

QUITCLAIM DEED:

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), and other good and valuable consideration, receipt of which is hereby acknowledged;

I, the undersigned, Rachel M. Sellers, a single person, have this day bargained and sold and do by these presence hereby transfer, convey and QUITCLAIM unto Ewing Sellers and Kathy Sellers, husband and wife, their heirs and assigns, forever, all of my interest in and to that certain tract or parcel of land in Davidson County, State of Tennessee, and being further described as follows, to-wit:

Unit No. 435 of Velocity Residential Condominium (the "Unit") and as established by the Master Deed Establishing Velocity Residential Condominium of record as Instrument No. 20081230-0123572, as amended by First Amendment to Master Deed of record as Instrument No. 20090710-0064468 in the Register's Office for Davidson County, Tennessee. The Velocity Residential Condominium constitutes the Residential Unit in the Velocity Master Condominium, as established by the Master Deed Establishing Velocity Master Condominium, of record as Instrument No. 20081230-0123571, said Register's Office. The Velocity Master Condominium constitutes Unit No. 3 of the Gulch Land Condominium, as established by the Master Deed Establishing Gulch Land Condominium, of record as Instrument No. 20071018-0123668, said Register's Office. Also conveyed herewith is the undivided percentage interest in the Common Elements appurtenant to the Unit as set forth in Exhibit E of the Master Deed Establishing Velocity Residential Condominium. Reference is hereby made to the plat of Velocity Residential Condominium of record as Exhibit D to the Master Deed Establishing Velocity Residential Condominium, for a more complete identification and description of such Unit.

Being the same property conveyed to Rachel M. Sellers, a single person, by Special Warranty Deed appearing of record as Instrument No. 20100816-0064604 in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all lawful easements, setback lines, restrictions, etc. of record, as heretofor amended from time to time and applying to the within described property, and to the zoning regulations of the appropriate governmental body.

This is improved property located at 320 11th Avenue, South #435, Nashville, TN 37203

WITNESS MY HAND, this the 28th day of December, 2015.

Rachel Sellers
Rachel M. Sellers

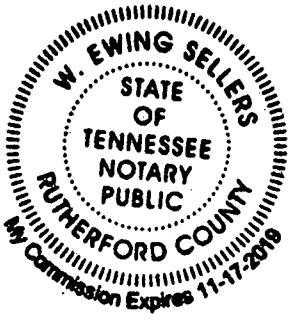
STATE OF TENNESSEE }
ss:
COUNTY OF RUTHERFORD }

Before me, a Notary Public of the state and county mentioned, personally appeared **Rachel M. Sellers**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who executed the foregoing instrument (QUITCLAIM DEED) for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL at office in Murfreesboro, Tennessee, this the 28th day of December, 2015.

W. Ewing Sellers
NOTARY PUBLIC

My commission expires 11-17-2014



I hereby swear or affirm that the actual consideration for this transfer was NONE, and no

Transfer Tax is due in accordance with Tenn. Code Ann. §67-4-409(a)(4).

AFFIANT

SWORN to and subscribed before me, this the 28 day of December, 2015.

NOTARY PUBLIC

My commission expires: 11-17-2019

