QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans:T20160004038 DEEDQC
Recvd: 01/15/16 13:20 2 pgs
Fees:12.00 Taxes:0.00
20160115-0004435

O-JP-15-6439-T

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF January, 2016.

Notary Public

MY COMMISSION EXPIRES: 10/18/16

(AFFIX SEAL)

DIANA DEFFENBAUGH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Julie Phillips	**Julie Phillips**	
(NAME)	(NAME)	
6439 Fleetwood Drive	**6439 Fleetwood Drive**	**103-05-0-062.00**
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209	**Nashville, TN 37209**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we , David B. Phillips, unmarried and Julie C. Phillips, unmarried, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey **(PURSUANT TO DIVORCE DECREE, In The Fourth Circuit Court of Davidson County, Tennessee DOCKET/CASE # 15D-1248)** unto **JULIE PHILLIPS, UNMARRIED** hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 294 on the Plan of Horton Heights, Section H of record in Plat Book 3600, Page 100, 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 David B. Phillips and wife, Julie C. Phillips by Warranty deed from Jess S. Morgan, Trustee of The Norman Trust dated June 30, 1988 of record in Instrument No. 20000403-0033273 Register's Office for Davidson County, Tennessee, dated March 29, 2000 and recorded on April 03, 2000.

This is **improved** property known as: **6439 Fleetwood Drive , Nashville, Tennessee 37209-4403**.

David B. Phillips

Julie C. Phillips

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, David B. Phillips 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, this the 8th day of January, 2016.

BRIAN D. MITCHELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 08-20-2019

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Julie C. Phillips 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, this the 8th day of JANUARY, 2016.

RETURN TO:

Rudy Title and Escrow
2012 21st Avenue South
Nashville, TN 37212

NATHAN KEITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 08-20-2019