Prepared By:
Waterford Law Group, PLLC
2550 Meridian Blvd., Ste. 350
Franklin, Tennessee 37067
(615) 373-2500

QUITCLAIM DEED

Address New Owner {s}	**Send Tax Bills To**	**Map & Parcel**
Lindsey Todd	**Same**	**91.16-259.00**
4208 Dakota Avenue		
Nashville, TN 37209		

Based on information provided by Grantor.
No representation or warranty is made by the preparer as to the accuracy of anything set forth herein.

FOR AND IN CONSIDERATION of One dollar {1.00}, cash in hand paid, the receipt of which is hereby acknowledged, **Zachary Todd,** by these presents does hereby quitclaim and convey unto **Lindsey Todd**, her heirs and assigns, all his right, title and interest in and to the following described tract of land:

Being Lot No. 109 of Block 4 on the plan of Charlotte Park Land Company's First Addiction to Nashville, of record in Book 57, Page 103, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description.

Said Lot No. 109 fronts 50 feet on the northerly side of Dakota, formerly 4th Avenue, and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Lindsey Todd and Zachary Todd, wife and husband, by Warranty Deed, from Cornerstone Investments, Inc., on July 6, 2012, of record in Instrument 20120713-0061565, Register's Office for Davidson County, Tennessee.

This property is improved property known as 4208 Dakota Avenue, Nashville, TN 37209.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

BILL GARRETT, Davidson County
Trans:T20160007955 DEEDQC
Recvd: 01/29/16 12:23 2 pgs
Fees:12.00 Taxes:0.00
20160129-0008868

Witness his hand this 28 day of January, 2016, having caused his name to be signed hereto on said day and date.

Zachary Todd

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Zachary Todd**, the within named bargainor, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Franklin this 28 day of January, 2016.

NOTARY PUBLIC

MY COMMISSION EXPIRES: _____

BRENT GRAY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

MY COMMISSION EXPIRES:
OCTOBER 27, 2018

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater is $0.

Zachary Todd

Subscribed and sworn to before me this 28 day of January, 2016.

Notary

My commission expires: _____

BRENT GRAY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

MY COMMISSION EXPIRES:
OCTOBER 27, 2018