THIS INSTRUMENT WAS PREPARED BY:
KARLA C. MILLER & ASSOCIATES, PLLC
RACHEL SHARP UPSHAW, ESQ
631 WOODLAND STREET
NASHVILLE, TENNESSEE 37206
FROM INFORMATION FURNISHED BY THE PARTIES

BILL GARRETT, Davidson County
Trans:T20160010010 DEEDQC
Recvd: 02/05/16 10:20 2 pgs
Fees:12.00 Taxes:0.00
20160205-0011344

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration for this transfer is *Zero.*

Affiant

Subscribed and sworn to before me on this 13th day of October, 2015.

NOTARY PUBLIC
My commission expires: 9/10/18

STACY LAUREN WORSTALL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-10-2018

Address New Owner as Follows: Send Tax Bills to: Map-Parcel
Timothy Craven; Richard Craven and Marsha Craven
2510 A Carter Avenue
Nashville, TN 37206

QUITCLAIM DEED

WHEREAS, KATIE CRAVEN, ("Grantor") and TIMOTHY CRAVEN ("Grantee") were previously married and are going through a divorce; and

WHEREAS, this is a transfer of property by married persons and is not subject to taxation; and

WHEREAS, Grantor has agreed to quitclaim all of her right, title and interest in and to the tract of land hereinbelow;

NOW, THEREFORE, for and in consideration of the sum of One and No/100 ($1.00) Dollar, cash in hand paid for and in consideration of Davidson County Fourth Circuit Court No. 15D-1499, Katie Craven, the Grantor, does hereby convey, remise, release and forever quitclaim unto Timothy Craven, the Grantee, his heirs and assigns, all of her right, title and interest in and to a certain tract of land in Davidson County, Tennessee that she may have by virtue of her marital status or otherwise. The tract of land is more described more particularly as follows:

Being Unit A of the Homes at 2510 Carter Avenue, a Horizontal Property Regime with Private Elements as further described in Exhibit B of the Declaration of Covenants, Conditions and Restrictions for Homes at 2510 Carter Avenue of record in Instrument No. 20131106-0115018, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made.

Being the same property conveyed to Timothy Craven and Katie Craven, husband and wife, and Richard Craven and Marsha Craven, husband and wife, by Warranty Deed from Nashville TEO Associates, LLC dated April 23, 2015, recorded April 28, 2015, of record at Instrument No. 20150428-0038064, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all easements, restrictive covenants and conditions, and other matters of record.

This property is improved property known as 2510 A Carter Avenue, Nashville, TN 37206.

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND KARLA C. MILLER & ASSOCIATES, PLLC, ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OF THE INFORMATION SHOWN HEREIN.

IN WITNESS WHEREOF, I have hereunto set my hand on this 13th day of October, 2015.

KATIE CRAVEN

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

KATIE CRAVEN, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), personally appeared before me, a Notary Public in and for said County and State, and executed and acknowledged the within instrument for the purposes therein contained.

Witness my hand and official seal this 13th day of October, 2015.

Notary Public

My commission expires: 9/10/18

STACY LAUREN WORSTALL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-10-2018