THIS INSTRUMENT PREPARED BY: ALLEN D. LENTZ GULLETT, SANFORD, ROBINSON & MARTIN, PLLC 150 THIRD AVENUE SOUTH, SUITE 1700 NASHVILLE, TENNESSEE 37201 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is $ -0- Sarah Crutcher Affiant Subscribed and sworn to before me this 19 day of Feb., 2016. Jon Kieffner Notary Public My Commission expires: 09/10/2018

JON KIEFFNER NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

Address new owner as follows:	Send Tax Bills:	Map-Parcel Numbers:
Adam J. Liff, Trustee and Daniel J. Liff, Trustee P.O. Box 150907 Nashville, TN 37215-0907	P.O. Box 150907 Nashville, TN 37215-0907	103 15 0B 027.0000 80A61326

QUITCLAIM OF LIFE ESTATE INTEREST

KNOW ALL MEN BY THESE PRESENTS that **Sarah F. Crutcher**, for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, hereby remises, releases, and forever quitclaims unto **Adam J. Liff, Trustee of The Adam J. Liff Living Trust, and his successors in trust, and Daniel J. Liff, Trustee of the Daniel J. Liff Living Trust, and his successors in trust,** as tenants in common, that certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit 27, Lions Head Condominium, a condominium or horizontal property regime established by Master Deed of record in Book 5340, page 70, Register's Office for Davidson County, Tennessee, and shown on a Plan of record in Book 5200, page 82, Register's Office for Davidson County, Tennessee.

Together with each and all of the rights, privileges, and appurtenances thereunto belonging as set forth in the said Master Deed (and By-Laws which are an exhibit

BILL GARRETT, Davidson County
Trans:T20160015470 DEEDQC
Recvd: 02/25/16 10:12 3 pgs
Fees:17.00 Taxes:0.00
20160225-0017925

thereto) including, without limitation, such Unit's undivided percentage interest in the land and common elements reflected in said Master Deed and Plan.

Being the same property conveyed to Daniel John Liff and Adam Liff, as equal tenants in common, by Quitclaim Deed from the Liff Trust of record in Book 10409, page 168, said Register's Office, subject to the life estate conveyed to Sarah F. Crutcher by Quitclaim of Life Estate Interest of record in Book 9653, page 267, said Register's Office. By Quitclaim Deed of record in Instrument No. 20050106-0002229, corrected by Instrument of Correction of record in Instrument No. _____, said Register's Office, Adam J. Liff conveyed his interest in the property to Adam J. Liff, Trustee of The Adam J. Liff Living Trust, and his successors in trust.

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This instrument and the life estate hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises, including without limitation the following:

1. 2015 taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantee. By acceptance of delivery of this instrument, Grantee assumes and agrees to pay such taxes as and when such become payable and to indemnify and hold harmless Grantor from liability and loss therefrom.

2. Easement for sewer line purposes granted K. C. Club, Incorporated of record in Book 3225, page 527, and Book 3376, page 102, Register's Office for said County.

3. Easement to construct and maintain a pipe line for natural gas granted to Nashville Gas Company of record in Book 3969, page 788, the location of which is shown on page 789, Register's Office for Davidson County, Tennessee.

4. Overhead line easement granted Metropolitan Government of Nashville and Davidson County, acting by and through the Electric Power Board of record in Book 4995, page 32, Register's Office for said County.

5. Easement granted Metropolitan Government of Nashville and Davidson County, acting by and through the Electric Power Board of record in Book 4889, page 140, Register's Office for said County.

6. A 20 foot sewer easement, a 20 foot gas line easement, a Nashville Electric Service easement, flow of Richland Creek, all as depicted on the survey made by James L. Murphy, Jr., and Co., dated June 5, 1974, and as appears on the Plan of the David M. Carney Development of record in Book 4675, page 134, Register's Office for Davidson County, Tennessee.

7. Master Deed of record in Book 5340, page 70, as corrected by instrument of record in Book 5342, page 644, Register's Office for said County, and the By-Laws appended thereto, of record in Book 5340, page 121, Register's Office for said County.

8. Plan of record in Book 5200, page 82, Register's Office for said County.

This is improved property known as 4487 Post Place #27, Nashville, TN 37205.

This quitclaim conveyance of a life estate interest releases, voids, and vacates the life estate granted to Sarah F. Crutcher in that certain Quitclaim of Life Estate Interest of record in Book 9653, page 267, said Register's Office.

WITNESS my hand this 19 day of Feb., 2016.

Sarah F. Crutcher, unmarried

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Sarah F. Crutcher, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 19th day of February, 2016.

Notary Public

My Commission Expires: 09/10/2018

JON KIEFFNER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY