THIS INSTRUMENT PREPARED BY:
Nashville Title Insurance Corporation
2818 Bransford Avenue
Nashville, TN 37204

This instrument was prepared from information furnished by the parties. No independent title examination was made. Legal description comes directly from prior Deeds.

Address New Owner(s)	**Send Tax Bills To:**	**Map & Parcel**
Mark S. Hamilton 8326 Carriage Hills Drive Brentwood, Tn 37027	SAME	034-14-0-062.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/00 Dollars ($10.00), and other good and valuable consideration, receipt of which is hereby acknowledged, **Tanner Hamilton, a single person** ("Grantor") does hereby quitclaim and convey unto **Mark S. Hamilton, married** ("Grantees"), his heirs and assigns, all of my Grantor's right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee and described as follows:

Lot No. 47, Stanley Heights, as shown on plat of record in Plat Book 3300, page 74, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Tanner Hamilton, a single person by deed from The Bank of New York Mellon Trust Company, N.A. as successor in interest to all permitted successors and assigns of JPMorgan Chase Bank, N.A. as Trustee for MASTR Adjustable Rate Mortgages Trust 2004-14, Mortgage Pass-Through Certificates Series 2004-14, on December 31, 2015 of record in Instrument Number 20160107-0001802, Register's Office for Davidson County, Tennessee.

Property commonly knows as 1412 Bain Drive, Madison, Tn 37115

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

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 26 day of **February, 2016.**

Tanner Hamilton

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 26 day of February, 2016, before me, appeared **Tanner Hamilton**, to me known to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of same to be his free act and deed.

WITNESS my hand and seal at office the day and year above written.

NOTARY PUBLIC

My Commission Expires:
7/8/19

HALE. WILSON, III
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

BILL GARRETT, Davidson County
Trans:T20160016777 DEEDQC
Recvd: 03/01/16 13:04 1 pgs
Fees:12.00 Taxes:0.00
20160301-0019439

The actual consideration for this transfer is **$-0-.**

AFFIANT

Subscribed and sworn to before me, this 26 day of **February, 2016.**

NOTARY PUBLIC My Commission Expires: 7/8/19

HALE. WILSON, III
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY