THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Road, Suite 203-A** **Nashville, TN 37215** **CRT FILE #: 16026447**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is: $-0-. Affiant Subscribed and sworn to before me, this 29th day of February, 2016. Notary Public My Commission Expires:

WILLIAM T. CHAPMAN IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 10, 2018

QUITCLAIM DEED

Address New Owner: Margaret Coleman and Christopher Cunningham 1230 Currey Road Nashville, TN 37217	Send Tax Bills To: New Owner	Tax Information: 12000008400

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Margaret M. Coleman, an unmarried woman** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey unto **Margaret M. Coleman and Christopher J. Cunningham, wife and husband** their heirs and assigns all of their rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 8 on the unrecorded copy of a survey made by Z.J. Wilkinson, dated May 2, 1946, showing the subdivision of Lots 1 and 4 on the Map of the Ensley Lots, of record in Book 2, Page 70, of the Chancery Court at Nashville, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Beginning at a point in the North margin of Currey Road, the corner of Lot Nos. 7 and 8; thence, with the line between said lots North 4 degrees 12' East 456 feet to a point; thence, South 87 degrees 15' East 150 feet to a point in a fence line; thence, along the said fence, South 4 degrees 12' West 456 feet to the North margin of Currey Road; thence, with the margin of the same North 87 degrees 15' West 150 feet to the point of Beginning.

Being the same property conveyed to Margaret M. Coleman, an unmarried woman by Warranty Deed from Donna M. Wiley and Revis O. Wiley, both unmarried, recorded on the 22nd day of

BILL GARRETT, Davidson County
Trans:T20160018487 DEEDQC
Recvd: 03/07/16 13:03 2 pgs
Fees:12.00 Taxes:0.00
20160307-0021603

March, 2010 in Instrument No. 20100322-0021134, in the Register's Office of Davidson County, Tennessee.

This is improved property known as 1230 Currey Road Nashville, TN 37217.

Grantor covenants that they are lawfully seized and possess said real property in fee simple, have a good right to convey it, and that the same is unencumbered, except for 2016 taxes that are not yet due and payable, as well as any restrictions, conditions and easements of record.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 29th day of February, 2016.

Margaret M. Coleman

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Margaret M. Coleman** with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 29th day of February 2016.

Notary Public

My Commission Expires: _____

WILLIAM T. CHAPMAN, IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES
SEPTEMBER 10, 2018