BILL GARRETT, Davidson County
Trans:T20160021229 DEEDQC
Recvd: 03/15/16 13:42 3 pgs
Fees:17.00 Taxes:0.00
20160315-0024580

Prepared By:
NEAL & HARWELL, PLC
150 Fourth Avenue North, Suite 2000
Nashville, Tennessee 37219
(615) 244-1713

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL:
Jesse Randolph Brenda Randolph 717 Work Drive Nashville, TN 37207	Jesse Randolph Brenda Randolph 717 Work Drive Nashville, TN 37207	059-15-0-123.00

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $0.00.

Jesse Randolph
Affiant

Sworn to and subscribed before me this 16th day of February, 2016.

HUGO ENRIQUE ORGANISTA
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public
My Commission Expires: May 1, 2018

FOR AND IN CONSIDERATION of the sum of ONE DOLLAR ($1.00), cash in hand paid by the hereinafter named GRANTEE, and other good and valuable consideration, the receipt of which is hereby acknowledged, Shirley Randolph Allen, unmarried, hereinafter called the GRANTOR, has bargained and sold, and by these presents does quitclaim, transfer and convey unto Jesse Randolph and wife, Brenda Randolph, collectively the GRANTEE herein, their heirs, successors and assigns, a certain tract of land in Davidson County, Tennessee, described as follows, to wit:

LAND in Davidson County, Tennessee, being Lot No. 265, on the Plan of Haynes Manor, Section 2, as shown on plat of record in Plat Book 3700, Page 88, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of the property.

Being the same property conveyed to Robert Ray Randolph by Warranty Deed of record in Book 4167, Page 163, in the Register's Office of Davidson County, Tennessee. As corrected by Deed of Correction of record in Book 4207, Page 173, in said Register's Office.

The said Robert Ray Randolph having since died. Robert Ray Randolph was unmarried at the time of his death on or about October 24, 1970. Robert Ray Randolph died intestate. At the time of Mr. Randolph's death, his sole heirs were his three children, Jesse Randolph, Robert Ray Randolph, Jr. and Shirley Randolph Allen. Pursuant to Tenn. Code Ann. § 31-101 (1956), title to the property described herein passed at the death of Robert Ray Randolph to his three children, Jesse Randolph, Robert Ray Randolph, Jr. and Shirley Randolph Allen.

Robert Ray Randolph, Jr. died intestate on or about (unknown); at the time of his death he was unmarried and without any children. Pursuant to Tenn. Code Ann. §§ 31-2-103 & 31-2-104, title to the property described herein passed at the death of Robert Ray Randolph, Jr. to his two siblings, Jesse Randolph, and Shirley Randolph Allen.

The sole remaining heirs of Robert Ray Randolph and Robert Ray Randolph, Jr. are Shirley Randolph Allen and Jesse Randolph.

This is improved property commonly known as 717 Work Drive, Nashville, Davidson County, Tennessee 37207.

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

Witness the execution of this instrument as of this 16th day of February, 2016.

GRANTOR:

Shirley Randolph Allen, unmarried

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Shirley Randolph Allen, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal, at office in Nashville, Tennessee, this the 18th day of February, 2016.

Notary Public

My Commission Expires: May 8 2018

HUGO ENRIQUE ORGANISTA STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

This instrument was prepared from information supplied by the parties. No title examination or settlement has been performed. The preparer of this document makes no warranties as to title on the property herein conveyed. This Quitclaim Deed was prepared from the information furnished to preparer and preparer makes no warranties as to the accuracy of the information furnished.