BILL GARRETT, Davidson County
Trans: T20160024485 DEEDQC
Recvd: 03/28/16 10:38 2 pgs
Fees: 12.00 Taxes: 0.00
20160328-0028536

This Instrument Prepared By/Return To:
Robert L. Scruggs, Attorney at Law
2021 Richard Jones Road, Suite 220
Nashville, Tennessee 37215

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
Lauren Spratlin 3802 Burrus Street Nashville, TN 37216	Same as New Owner	Map 61-14 Parcel 227.00

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that I, **Larry Spratlin,** does hereby quitclaim and by these presents does transfer and convey all of its right, title and interest to, **Lauren Spratlin, married,** in and to the following properties located in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 1 on the Resubdivision of Lot 72 on the Map of the Subdivision of The Maplewood Home Tract, of record as Instrument No. 20070720-0086817, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed Lauren Spratlin and Larry Spratlin, as tenants in common with rights of survivorship, by Warranty Deed from Margaret A. Thomas and Scott A. Thomas, wife and husband, filed for record on December 31, 2015 as Instrument No. 20151231-0131552, Register's Office for Davidson County, Tennessee.

This is not a marital status property for the Grantor.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, We have hereunto set our hand on this the 7th day of March, 2016.

Larry Spratlin

AKNOWLEDGEMENT

STATE OF TENNESSEE)
COUNTY OF ~~DAVIDSON~~ Rutherford)

Personally appeared before me, the undersigned, of said County, **Larry Spratlin**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 7th day of March, 2016.

JENNIE H. TOWRY
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

Commission Expires: 3-22-2016

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this the 7th day of March, 2016.

Commission Expires:

MELODY M. JENKINS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAR. 6, 2018

Notary Public