BILL GARRETT, Davidson County
Trans:T20160028394 DEEDQC
Recvd: 04/07/16 13:42 2 pgs
Fees:12.00 Taxes:0.00
20160407-0033489

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|---|---|
| **THIS INSTRUMENT PREPARED BY:**<br>**Chapman & Rosenthal Title, Inc.**<br>**2002 Richard Jones Road, Suite 203-A**<br>**Nashville, TN 37215**<br><br>**CRT FILE #: 16036813** | STATE OF TENNESSEE )<br>COUNTY OF DAVIDSON )<br><br>The actual consideration for this transfer is: $-0-.<br>Affiant<br>Subscribed and sworn to before me, this 31 day of March, 2016.<br>Notary Public<br>My Commission Expires: |

SHIRA HUGHES NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 09-11-2017

## QUITCLAIM DEED

| | | |
|---|---|---|
| Address New Owner:<br>Andrew Huber and Joy Huber<br>102 39th Ave N.<br>Nashville, TN 37209 | Send Tax Bills To:<br>New Owner | Tax Information:<br>10405002000 |

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, **Andrew F. Huber** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey unto **Andrew F. Huber and Joy Huber, husband and wife** 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. 69, on the Plan of Part of West Grove Subdivision, of record in Book 421, Page 109, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Andrew F. Huber by Warranty Deed from Michael J. Warnock, unmarried, recorded on the 17th day of August, 2011 in Instrument No. 20110817-0063612, in the Register's Office of Davidson County, Tennessee.

This is improved property known as 102 39th Ave N. Nashville, TN 37209.

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 9 day of March, 2016.

**Andrew Huber**

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Andrew Huber** 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 31 day of March 2016.

Notary Public

My Commission Expires: _____

KATE ROSENTHAL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 10, 2018