THIS INSTRUMENT PREPARED BY:
JAMES L. CURTIS
Attorney At Law
Washington Square, Suite 204
214 Second Avenue North
Nashville, Tennessee 37201

BILL GARRETT, Davidson County
Trans:T20160030667 DEEDQC
Recvd: 04/15/16 09:40 2 pgs
Fees:12.00 Taxes:0.00
20160415-0036141

Address New Owner:	Send Tax Bills To	Map-Parcel Number
Vivian Capley 6309 Franklin Drive Nashville, TN 37209	Same	Map 90-8 Parcel 158

QUITCLAIM DEED

For no monetary consideration and pursuant to a Final Decree of Divorce in the Third Circuit Court for Davidson County, Tennessee, the matter styled, Delmer Capley v. Vivian Juanita Capley, bearing Docket No. 11D-2243, Delmer Capley, transfers and conveys to Vivian Juanita Capley, her heirs and assigns, all of his right, title and interest in and to certain real property located in Davidson County, Tennessee, and more particularly described as follows:

> Land in Davidson County, Tennessee, being Lot No. 23 on the Plan of Gailey Wood Subdivision, of record in Book 2663, page 123, Register's Office for said County.
>
> Said Lot fronts 54.20 feet on the Southerly side of Franklin Street, and runs back between lines 116.4 feet on the Easterly line and 117.25 feet on the Westerly line to a broken line, on which it measures 78.70 feet.
>
> Being the same property conveyed to Delmer Capley and wife, Vivian Juanita Capley, from William G. Cunningham and wife, Alicemae E. Cunningham, of record in Book 4837, Page 717, Register's Office for Davidson County, Tennessee.

This is improved property located at 6309 Franklin Drive, Nashville, Davidson County, Tennessee 37209.

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

AND NOW, I, Delmer Capley, hereby quitclaims and conveys unto Vivian Juanita Capley, her heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the property.

In witness whereof, I have set my name this the 5th day of April, 2016.

DELMER CAPLEY

State of Tennessee)
County of Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, DELMER CAPLEY, the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee on this 8th of April, 2016.

NOTARY PUBLIC

My Commission Expires: 1/8/2019

State of Tennessee)
County of Davidson)

The actual consideration or value, whichever is greater, for this transfer is $ zero (-0-).

AFFIANT

Subscribed and sworn to before me this 12th day of April, 2016.

James L. Curtis
NOTARY PUBLIC

My Commission Expires: Oct. 7, 2019