This Instrument Prepared by & Return to: Fearnley, Martin & McDonald, PLLC
25 Century Blvd, Suite 402, Nashville, TN 37214

Davidson County DEEDQC
Recvd: 04/22/16 08:51 1 pgs
Fees:12.00 Taxes:0.00
20160422-0039114

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Walter H Carter , Trustee for The 509 Spring Garden Court Land Trust U/T/A dated April 8, 2008** (Grantor"), hereby sell(s), remise(s), release(s), convey(s), quit claim(s) unto **Walter H Carter,** (Grantee), all of his rights, title, and interests in the following described real property, to wit:

Land in Davidson County, Tennessee, being Lot No. 317, on the Plan of Towne Village of The Country (erroneously referred to as County on deed), Section 4-A, of record in Plat book 6250, Page 20, Register's Office for said County, Tennessee, to which reference is hereby made for a more complete description.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. The parties hereto acknowledge that this document was prepared without the benefit of a title search and or survey.

Being all or part of the same property conveyed to Grantor herein by Warranty of record at instrument Number 20080422-0040913 and affidavit at 20080527-0053597 in said Register's Office.

IN TESTIMONY WHEREOF I/we have executed this instrument the 21st day of **April, 2016.**

Trustee
Walter H Carter , Trustee for The 509 Spring Garden Court Land Trust U/T/A dated April 8, 2008

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said state and county, **Walter H Carter , Trustee,** with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 21st day of **April, 2016.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 7.3.17

MEMORIE WHITE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

For recording information only

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, the actual consideration for the transfer is **$0.00**.

AFFIANT

SUBSCRIBED AND SWORN before me this the 21st day of **April, 2016.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 7.3.17

MEMORIE WHITE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

PROPERTY ADDRESS: 509 Spring Garden Court, Antioch, TN 37013
TAX PARCEL NO.: **15011019800**
PROPERTY OWNER: **Walter H Carter**
OWNER'S ADDRESS: PO Box 1633, Mt Juliet, TN 37121
MAIL TAX BILLS TO: owner at owners address

Certificate of Authenticity

I, Ashlee D Page, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee
County of Davidson

Personally appeared before me, Venikkia Cunningham a notary public for this county and state, Ashlee D. Page, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 9/25/19

VENIKKIA CUNNINGHAM STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY MY COMMISSION EXPIRES 9-25-2019