This instrument prepared by:
Laylah V. Smith, Attorney
278 Penfield Drive
Nashville, Tennessee 37211

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ -0-
Affiant
Subscribed and sworn before me this the
2 Day of May, 2016.
Brandi Wells, Deputy Register

Based on the information provided by the parties, NO title search was requested or prepared.

QUITCLAIM DEED

Address of Owner as follows:	Send Tax Bills To:	Map-Parcel Number:
Hampton & Phelps LLC 3328 Smith Springs Road Nashville, TN 37013	Same	148-02-0-066.00

FOR AND IN CONSIDERATION of ten-dollar ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, James Hampton and Josephine Phelps, hereby release, remise and quitclaim unto Hampton & Phelps LLC, its entire right, title and interest in and to property located at Lallemand Court, Nashville, TN 37211, being more specifically described as follows:

Being Lot No. 18 on the plan of Luna Heights, Section 2, of record in Book 2900, page 85, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to James Hampton and Josephine Phelps by Warranty Deed from James Larry Phelps and filed of record in Instrument No. 20151007-0102142, Register's Office for Davidson County, Tennessee.

And previously being the same property conveyed to James Phelps, by deed from LaSalle Bank National Association, as Trustee for Ownit Mortgage Loan Trust, on January 22, 2009, of record in Instrument Number 20090130-0008275, Register's Office for Davidson County, Tennessee.

This property is subject to any and all existing easements and restrictions as shown of record including, all matters on the Plan of record in Book 2900, page 85, Register's Office of Davidson County, Tennessee, and easement as set forth in instrument recorded in Book 6161, page 224, Register's Office for Davidson County, Tennessee.

WITNESS my hand this 02 day of May, 2016.

TAMIKA J. TAYLOR
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

James Hampton

Josie Phelps

BILL GARRETT, Davidson County
Trans:T20160035957 DEEDQC
Recvd: 05/02/16 11:16 2 pgs
Fees:12.00 Taxes:0.00
20160502-0042666

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

WITNESS MY HAND and official seal at office in said County this 02 day of MAY, 2016.

Tamara J. Taylor
NOTARY PUBLIC

My Commission Expires: 09/11/17

WITNESS my hand this 02 day of MAY, 2015.

Hampton & Phelps LLC
Hampton & Phelps LLC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said County and State, the within named authorized representative of Hampton & Phelps LLC with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that it executed the within instrument for the purposes therein contained.

WITNESS MY HAND and official seal at office in said County this 02 day of MAY, 2016.

Tamara J. Taylor
NOTARY PUBLIC

My Commission Expires: 09/11/17

TAMARA J. TAYLOR NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.