Davidson County DEEDQC
Recvd: 05/06/16 08:31 3 pgs
Fees:17.00 Taxes:0.00
20160506-0044851

THIS INSTRUMENT PREPARED BY:
Nashville Title Insurance Corporation
2818 Bransford Avenue
Nashville, TN 37204

Address New Owner(s)
Jonathan Cavendish
Sara A. Beal
520 Maplewood Lane
Nashville, TN 37216

Send Tax Bills To:
SAME

Map & Parcel No.:
061-05-0 017.01

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), and other good and valuable consideration, receipt of which is hereby acknowledged, **Jonathan Price Cavendish,** ("Grantor") hereby quitclaim and convey unto **Jonathan Price Cavendish, Jonathan Tyler Cavendish and Sara Ann Beal** ("Grantee"), his heirs and assigns, all of their right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee and described as follows:

Being part of Lot Number 11 on the Map of D.H. Thompson's Subdivision of the Maplewood Farm, not recorded, described as beginning at a point in the center line of Maplewood Lane at the corner of Lots 10 and 11; thence with the line between said lots South 5 degrees 36 minutes West 300 feet to a point; thence North 85 degrees 52 minutes West 90 feet to an iron pin; thence North 5 degrees 36 minutes East 300 feet to a point in the center line South 85 degrees 52 minutes East 90 feet to the point of beginning.

Being the same property conveyed to Jonathan Price Cavendish, married and Jonathan Tyler Cavendish, unmarried as joint tenants with right of survivorship from Southstar III, LLC, by Special Warranty Deed on May 20, 2010, of record in Instrument Number 20100610-0045222, Register's Office for Davidson County, Tennessee.

Property also known as: 520 Maplewood Lane, Nashville, TN 37216

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

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 21st day of April, 2016.

JONATHAN PRICE CAVENDISH

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jonathan Price Cavendish, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon oath acknowledged that he executed the within instrument, for the purpose therein contained.

IN WITNESS WHEREOF, I have hereunto set my hand and seal in Nashville (city), TN (state), this 21st day of April, 2016.

NOTARY PUBLIC My Commission Expires: 5-24-17

JULIE COONE STATE TENNESSEE NOTARY PUBLIC MAURY COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration for this transfer is $-0-.

AFFIANT

Subscribed and sworn to before me, this 21st day of April, 2016.

NOTARY PUBLIC My Commission Expires: 5-24-17

JULIE COONE STATE OF TENNESSEE NOTARY PUBLIC MAURY COUNTY, TENN.

I, Andy Maloney, 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 TN
County of Davidson

Personally appeared before me, Carl E. Dunphy, II, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 11-5-2018

CARL E. DUNPHY II
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Carl E. Dunphy II
My Commission Expires
11.5.2018
STATE OF TENNESSEE