THIS INSTRUMENT PREPARED BY:
Burkhalter & Ryan, PC
P O Box 40948
Nashville, Tennessee 37204

BILL GARRETT, Davidson County
Trans: T20160042146 DEEDQC
Recvd: 05/19/16 11:18 2 pgs
Fees: 12.00 Taxes: 0.00
20160519-0050235

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Mary Sue Burnette
Affiant

Subscribed and sworn to before me, this 13th day of January, 2016, at Nashville, Tennessee.

Tamara M Brown
Notary Public

My commission expires: 6/21/16

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL:
James M. Burnette et ux	same as owner	Map 51-15
1612 Oakland Acres Dr		Group
Madison, TN 37115		Parcel 032

FOR AND IN CONSIDERATION OF One Dollar, cash in hand paid, receipt of which is hereby acknowledged, and other good and valuable consideration Mary Sue Burnette, by these presents does hereby quitclaim and convey unto James M. Burnette and wife, Mary Sue Burnette, their successors and/or assigns, all rights and interests that she might have in the following described tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

See Attachment A for complete legal description.

This is improved property known as 1612 Oakland Acres Drive, Madison, TN 37115.

IN WITNESS WHEREOF Grantor has hereunto set her hand on this the 13 day of January, 2016.

Mary Sue Burnette
Mary Sue Burnette

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 Mary Sue Burnette with whom I am personally acquainted, and who upon oath acknowledged that they did execute the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 13th day of January, 2016.

Tamara M Brown
Notary Public

(notary seal)

TAMARA M. BROWN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JUNE 21, 2016

Attachment A

(legal description for 1612 Oakland Acres Dr, Madison, TN 37115)

Land in Davidson County, Tennessee being Lot No. 22 on the Plan of Oakland Acres, Section Eleven (11) as of record in Book 3700 page 26, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Said Lot No. 22 fronts 113.0 feet on the west side of Oakland Acres Drive and extends back between parallel lines 194.82 feet to a dead line in the rear on which it measures 113.0 feet.

Being the same property conveyed to Mary Sue Burnette by quitclaim deed from James M. Burnette, Jr. and wife, Mary Sue Burnette of record in Book 5438, page 873, Register's Office for Davidson County, Tennessee.

The aforesaid description was taken from prior deed of record and is not the result of a new survey.

This is improved property known as 1612 Oakland Acres Drive, Madison, TN 37115.