Davidson County DEEDQC
Recvd: 06/13/16 12:55 3 pgs
Fees:17.00 Taxes:0.00
20160613-0059537

THIS INSTRUMENT PREPARED BY:
Brenda Franks Hale, Attorney
HALE and HALE, PLC
231Public Square, Suite 312
Franklin, Tennessee 37064

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL
Krista Chapman 2218 Kline Avenue Nashville, Tennessee 37211	SAME	118 04 0 183.00

FOR AND IN CONSIDERATION of the sum of Ten and NO/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, **Samuel E. King, Jr. a single person,** (hereinafter called the **"GRANTOR"**), hereby quitclaims and conveys all of his right, title and interest in and to that certain tract or parcel of land in Davidson County, Tennessee described as follows, unto **Krista Chapman, a single person,** (hereinafter called the **"GRANTEE"**), her successors and assigns, to-wit:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit: Being the West 150 feet of Lot No. 26 on the plan of Rosedale Subdivision of record in Book 547, page 45, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description. Said part of lot fronts 50 feet on the east side of Klein or Kline Avenue and runs back between parallel lines 150 feet to an alley which is sometimes called the west margin of Caldwell Avenue Extended.

Being the same property conveyed to Krista Chapman, a single person and Samuel E. King, Jr., a single person, as Tenants in Common with the Right of Survivorship, by Warranty Deed from Gretchen O'Brien, FKA Gretchen L. Knapp, married, dated May 17, 2013, of record in Instrument No. 20130522-0051690, Register's Office for Davidson County, Tennessee.

This is improved property known as 2218 Kline Avenue, Nashville, Tennessee 37211

WITNESS, the hand of the undersigned this 1 day of June, 2016, in Brentwood, Tennessee.

Samuel E. King, Jr.

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ Davidson

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

Witness my hand, at office, this 7th day of June, 2016.

Notary Public

My commission expires: 12-6-2016

KATHLEEN MACLELLAN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ Davidson

The actual consideration for this transfer is Ten and NO/100 ($10.00) DOLLARS.

Affiant

Sworn to and subscribed before me, this 7th day of June, 2016.

Notary Public

My commission expires: 3-25-18

LAURIE MARIS NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

CERTIFICATE OF AUTHENTICITY

I, Kathleen Hale McClellan, 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.

Kathleen Hale McClellan

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before, Amy T. Nelson, a Notary Public for this County and State, Kathleen Hale McClellan, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

My Commission Expires: 11/10/2019

Amy T. Nelson

