QUITCLAIM DEED

Davidson County DEEDQC
Recvd: 06/14/16 15:07 3 pgs
Fees:17.00 Taxes:0.00
20160614-0060325

STATE OF TENNESSEE, COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $0.00.

Affiant

Subscribed and sworn to me on June 13th, 2016

NOTARY PUBLIC

My Commission Expires: 6-5-20

RACHEL BRYAN STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

THIS INSTRUMENT WAS PREPARED BY:

Community Title Company, LLC
2200 Abbott Martin Road, Suite 201
Nashville, Tennessee 37215
(615)269-7676

NAME/ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL #S
Carol Rochford 106B Lafayette Court Nashville, TN 37205	NEW OWNER	PART OF 130-02-002.00

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Katherine Jane Hardin and James Hardin, hereinafter called **"GRANTORS,"** have bargained and sold, and by these presents does transfer and convey unto Carol Rochford, a married woman, hereinafter called **"GRANTEE,"** her successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lots 37 and 38, THE COURTS OF BELLE MEADE, BLOCK "3", as shown on plat of record in Plat Book 547, Page 141, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed by Warranty Deed from Sammy L. Neely to Kimberly D. Koydemir and husband, Mecit Z. Koydemir, as tenants in common in equal shares, as recorded on the 20th day of May, 1988 in Deed Book 7549, Page 220; Warranty Deed from Margaret H. McCutchen to Sammy L. Neely and James P. Liner, tenants in common in equal shares, as recorded on the 10th day of October, 1980 in Deed Book 5663, Page 183 and Warranty Deed from Ira T. Adams and wife, Martha S. Adams to Margaret H. McCutchen and sister, Martha McCutchen Clenny, as recorded on the 12th day of January, 1968 in Deed Book 4204, Page 604, in the Register's Office of Davidson County, Tennessee. The named James P. Liner died on April 11, 2015, leaving Katherine Jane Hardin his sole heir with rights of survivorship. James Hardin joins in the conveyance for the purpose of conveying any and all marital interests in said property.

This is improved property known as 106B Lafayette Court, Nashville, TN 37205

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises,.

WITNESS our hands on June 13th, 2016.

Katherine Jane Hardin

Katherine Jane Hardin

James Hardin

James Hardin

STATE OF Texas
COUNTY OF Tarrant

On June 13th, 2016, before me personally appeared Katherine Jane Hardin and James Hardin to me known (or proved to me on the basis of satisfactory evidence) to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

WITNESS MY HAND AND OFFICIAL SEAL, this the 13th of June, 2016.

NOTARY PUBLIC

My Commission Expires: April 30th 2018

AFSHEEN AMIRALI FAZALBHAI
My Commission Expires
April 30, 2018

Certificate of Authenticity

I, John Cobb Rochford, 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.

State of Tennessee

County of Davidson

Personally appeared before me, John Cobb Rochford, a notary public for this county and state, Rachel Bryan, who acknowledged that this certification of an electronic document is true and correct and whose signature I have witnessed.

My Commission Expires: 5/5/20

RACHEL BRYAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON