THIS INSTRUMENT WAS PREPARED BY: VENTURE TITLE, LLC 3027 HIGHWAY 31W WHITE HOUSE, TN 37188 THIS INSTRUMENT WAS PREPARED FROM INFORMATION PROVIDED BY THE PARTIES. NO WARRANTIES ARE MADE BY THE DRAFTER. NO LEGAL OR TAX ADVICE HAS BEEN PROVIDED BY THE DRAFTER. **Davidson County DEEDQC** **Recvd: 06/15/16 13:49 3 pgs** **Fees:17.00 Taxes:0.00** **20160615-0060638**	STATE OF **TENNESSEE** COUNTY OF **DAVIDSON** THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ -0- AFFIANT SUBSCRIBED AND SWORN TO BEFORE ME, THIS 6 DAY OF June, 2016. NOTARY PUBLIC MY COMMISSION EXPIRES: 03/26/2017 DOLLY T. PEAY STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF SUMNER

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NUMBER
Cynthia Duke Brewington	Same	053-02-0-033.00
(NAME)	(NAME)	
1333 Merritt Street		
(STREET ADDRESS)	(STREET ADDRESS)	
Old Hickory, TN 37138		
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **KENNETH DUKE,** hereinafter called "GRANTOR", by these presents, does hereby quitclaim and convey unto **CYNTHIA DUKE BREWINGTON,** hereinafter called "GRANTEE", her successors, heirs and assigns all of his rights, title and interests in and to a certain tract or parcel of land in **Davidson** County, State of **Tennessee,** described as follows, to-wit:

LAND in Davidson County, Tennessee, being **Lot No. 279-A** on the Plan of "**Resubdivision of Parcel "B" - Section C-2, Village of Old Hickory"**, of record in Book 1835, Page 53, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description of said lot.

BEING PART OF the same property conveyed to Cynthia Duke Brewington, subject to a life estate retained in Larry K. Duke, by Quitclaim Deed of Correction (correcting Grantee name shown in prior deed in 20040803-0092705 from Kenneth Duke to Cynthia Duke Brewington) from Larry K. Duke, dated 6/3/05 and recorded 6/13/05 in Instrument Number 20050613-0067099; and the same property previously conveyed to Kenneth Duke, subject to a life estate retained in Larry K. Duke, by Quitclaim Deed from Larry K. Duke, dated 7/21/04 and recorded 8/3/04 in Instrument Number 20040803-0092705; and previously conveyed to Larry K. Duke and wife, Joan R. Duke by Warranty Deed from J. H. Bryan, unmarried, dated 10/1/73 and recorded 10/4/73 in Book 4752, Page 489, Register's Office for Davidson County, Tennessee. The said Joan R. Duke died on 5/22/81. The said Larry K. Duke died 1/24/12.

The purpose of the instrument is to correct the omission of the joinder of Kenneth Duke in the Quitclaim Deed of Correction of record Instrument Number 20050613-0067099, Register's Office for Davidson County, Tennessee.

This property is not now nor has it ever been the residence of the Grantor.

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

This is improved property known as **1329 Merritt Street, Old Hickory, Tennessee 37138**.

WITNESS our hands this 10 day of June, 2016.

KENNETH DUKE

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 **KENNETH DUKE**, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that he executed the within instrument for the purposes therein contained.

Witness my hand at office this 10 day of June, 2016.

Commission expires: 03/03/2020

Notary Public

SHELIAH AMBURGEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

True Copy Certification

I, **Dolly T. Peay**, 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.

Dolly T. Peay

STATE OF TENNESSEE
COUNTY OF ROBERTSON

Personally appeared before me, the undersigned, a notary public for this county and state, **Dolly T. Peay**, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My commission expires: **03/18/2019**

