BILL GARRETT, Davidson County
Trans:T20160077125 DEEDQC
Recvd: 09/02/16 10:10 2 pgs
Fees:12.00 Taxes:0.00
20160902-0092468

PREPARED BY:
NEAL & HARWELL, PLC
150 Fourth Avenue, North
Suite 2000
Nashville, TN 37219-2498

QUITCLAIM DEED

Address New Owners As Follows:	Send Tax Bills to:	Map Parcel Numbers
Suzanne D. Schweidel 706 Clearview Drive Nashville, TN 37205	**Same**	116-4-99.00

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, Stephen B. Schweidel, the Grantor, by these presents does hereby quitclaim and convey unto Suzanne D. Schweidel, her heirs, successors and assigns, all of her right, title and interest in and to the following described tract of land:

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS: TO WIT: LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 46 ON THE PLAN OF CLEARVIEW OF RECORD IN PLAT BOOK 843, PAGE 8, REGISTER'S OFFICE FOR SAID COUNTY. SAID LOT NO. 46 FRONTS 75 FEET ON THE EASTERLY MARGIN OF CLEARVIEW DRIVE AND EXTENDS BACK 125.5 FEET ON THE NORTHERLY LINE AND 96 FEET ON THE SOUTHERLY LINE TO A DEAD LINE IN THE REAR, MEASURING 85 FEET THEREON. BEING THE SAME PROPERTY CONVEYED BY QUITCLAIM DEED FROM CHRISTY IVEY, TRUSTEE TO JAMES M. HUNDLEY AS RECORDED ON THE 1ST DAY OF FEBRUARY, 2005 IN INSTRUMENT NO. 20050201-0011862; WARRANTY DEED FROM CHRISTIE L. STEVENS, UNMARRIED, TO CHRISTY IVEY, TRUSTEE, AS RECORDED ON THE 1ST DAY OF FEBRUARY 2005 IN INSTRUMENT NO. 20050201-0011861 AND WARRANTY DEED FROM ROBERT W. WEBER AND SPOUSE, CONSTANCE J. WEBER TO CHRISTIE L. STEVENS, UNMARRIED AS RECORDED ON THE 1ST DAY OF NOVEMBER 1996 IN BOOK 10245, PAGE 806, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE. SUBJECT TO RESTRICTIONS, RESERVATIONS, EASEMENTS, COVENANTS, OIL, GAS OR MINERAL RIGHTS OF RECORD, IF ANY. BEING THE SAME PREMISES CONVEYED TO STEPHEN SCHWEIDEL AND WIFE, SUZANNE SCHWEIDEL FROM JAMES M. HUNDLEY, MARRIED, BY WARRANTY DEED DATED 5/2/2008 AND RECORDED ON 5/7/2008, DOCUMENT #20080507-0047353 IN DAVIDSON COUNTY, TN.

This improved property is known as 706 Clearview Drive, Nashville, Tennessee 37205.

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

This deed prepared based upon information provided by the parties without certification or examination of title by the preparer.

Witness my hand this 24th day of August, 2016.

STEPHEN B. SCHWEIDEL

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said County and State, the within named, **Stephen B. Schweidel**, the 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 and official seal at Nashville, Tennessee this 24th day of August, 2016.

Lisa Davis, Notary Public

LISA DAVIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires MAY 8, 2018

My commission expires: 5/8/2018

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The undersigned, after being first duly sworn according to law, does make oath and affirm that this quitclaim deed is executed and delivered in accordance with the terms of a Final Decree of Divorce and Marital Dissolution Agreement in the case styled *Stephen Benjamin Schweidel v. Suzanne Denise Schweidel,* Docket No. 16D-231, Circuit Court for Davidson County, Tennessee, and that the consideration for the transfer is ~~$0.00~~.

Affiant, Stephen B. Schweidel

Subscribed and sworn before me, this the 24th day of August, 2016.

Lisa Davis, Notary Public

LISA DAVIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires MAY 8, 2018

My commission expires: 5/8/2018

{Legal/845139/18909/01722243.DOC-2}

This conveyance is exempt from transfer tax pursuant to T.C.A. §67-4-409 (a)(3)(E).