BILL GARRETT, Davidson County
Trans:T20160077144 DEEDQC
Recvd: 09/02/16 10:15 3 pgs
Fees:17.00 Taxes:0.00

20160902-0092472

THIS INSTRUMENT PREPARED BY: **Jeffrey Mobley, atty.** **Howard Mobley Hayes & Gontarek, PLLC** **2319 Crestmoor Road** **Nashville, Tennessee 37215** **(615) 627-4444**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is $--NONE--. Janis Reynolds Mitchell Janis Reynolds Mitchell, Affiant Subscribed and sworn to before me, this 23rd day of August, 2016. Notary Public My Commission Expires: My Comm. Expires January 8, 2019

JEFFREY MOBLEY NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF DAVIDSON

Address of new owner:	Send Tax Bills to:	Map-Parcel Numbers:
Janis Reynolds Mitchell 4172 Outer Drive Nashville, Tennessee 37204	SAME	064 12 0A 202.00 132 05 0B 001.00

QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS, that for and in consideration of love and affection, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Charles A. Mitchell, Jr., hereinafter called the Grantor, for the purpose of transferring the Grantor's entire ownership interest in the subject real property to the Grantor's wife,

hereby remises, releases and quitclaims all of the Grantor's right, title and interest in and to certain real property in the State of Tennessee more particularly described on Exhibit A attached hereto and incorporated herein by reference to **Janis Reynolds Mitchell,** and to her heirs and assigns, hereinafter called the Grantee.

New legal descriptions were not prepared for this transaction. The legal descriptions are the same as the previous instruments of record.

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

WITNESS my hand this 23rd day of August, 2016.

Charles A. Mitchell, Jr.

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 Charles A. Mitchell, Jr., the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office, this 23rd day of August, 2016.

JEFFREY MOBLEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires January 8, 2019

My Commission Expires: _____

Notary Public

EXHIBIT A

Legal Descriptions

(Janis Reynolds Mitchell, Janis R. Mitchell, and Janis Mitchell are one and the same person.)

064 12 0A 202.00 – 202 Harpers Mill Road, Hermitage, Tennessee 37076

Land lying in Davidson County, Tennessee, more particularly described as follows:

Being a certain building identified as property map No. 202 as shown on the plan of Fox Run Section One (A Condominium), of record in Book No. 4860, Page 52, in said Register's Office, and said description is incorporated herein by reference thereto.

Being the same property conveyed to Charles A. Mitchell, Jr. and wife, Janis Mitchell, by deed from Melissa D. McInturf, Trustee of the Faye V. Duggan Revocable Living Trust dated June 19, 2003, of record as Instrument No. 20060626-0075922, Register's Office for Davidson County, Tennessee.

This is improved property known as 202 Harpers Mill Road, Hermitage, Tennessee 37076.

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132 05 0B 001.00 - 4172 Outer Drive, Nashville, Tennessee 37204

Land lying in Davidson County, Tennessee, more particularly described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT 2, LEALAND/OUTER I TOWNHOMES, AS ESTABLISHED UNDER MASTER DEED OF RECORD IN INSTRUMENT NO. 20051229-0156441, AMENDED IN INSTRUMENT NOS. 20061016-0128431 AND 20061130-0147982, IN THE REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH MASTER DEED REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID UNIT.

Being the same property conveyed to Charles A. Mitchell, Jr. and Janis R. Mitchell, husband and wife, by deed from Janis R. Mitchell, of record as Instrument No. 20121218-0116600, Register's Office for Davidson County, Tennessee.

This is improved property known as 4172 Outer Drive, Nashville, Tennessee 37204.
