BILL GARRETT, Davidson County
Trans:T20160079875 DEEDQC
Recvd: 09/12/16 15:44 2 pgs
Fees:12.00 Taxes:0.00
20160912-0095889

This Instrument Prepared by:
MARTIN A. KOOPERMAN
Attorney at Law
603 Woodland Street
Nashville, TN 37206-4211
(615) 259-1214

This firm did not conduct a title search, issue a title opinion letter, or issue the title insurance regarding the sale of this property.

QUIT CLAIM DEED

ADDRESS OF NEW OWNER:	**SEND TAX BILLS TO:**	**PARCEL ID NO:**
Christopher Todd Christian, I 204 Cunniff Parkway Goodlettsville, TN 37072	Same	033-14-0-023.00

FOR AND IN CONSIDERATION of $0.00 and other good and valuable consideration, I, **KATHLEEN S. CHRISTIAN,** by these presents do hereby quitclaim and convey unto **CHRISTOPHER TODD CHRISTIAN, I,** and his heirs, successors and assigns, all my right, title and interest in and to the following described tract of land:

LAND in Davidson County, Tennessee, being Lot No. 52 on the plan of Pleasant Hill Subdivision, of record in Book 2900, Page 69, in the Register's Office for Davidson County, Tennessee.

SAID Lot No. 52 fronts 160 feet on the northerly side of Cunniff Parkway and runs back 308.2 feet on the westerly line, which is a broken line, and 212.6 feet on the easterly line to a dead line in the rear on which it measures 160.1 feet.

BEING the same property conveyed to Kathleen S. Christian by Warranty Deed from Timothy Busby and Barry D. Busby of record in Instrument No. 20130909-0095076, Register's Office for Davidson County, Tennessee.

The above described tract is subject to all easements, restrictions and covenants of record.

This Deed is prepared from information of prior deeds furnished by the Grantee without the benefit of a survey; additionally, a title search has not been performed nor has there been a title opinion given in regards to this property transfer.

This is improved property known as 204 Cunniff Parkway, Goodlettsville, TN 37072.

Witness my hand this 9th day of September, 2016.

KATHLEEN S. CHRISTIAN

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 bargainer, **KATHLEEN S. CHRISTIAN,** with whom I am personally acquainted, or proved to me based upon satisfactory information, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 9th day of September, 2016.

NOTARY PUBLIC **SEAL**
My Commission Expires: 3/16/19

MARTIN A. KOOPERMAN NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $0.00.

AFFIANT

Sworn to and subscribed before me this
9th day of September, 2016.

NOTARY PUBLIC **SEAL**
My Commission expires: 3/16/19

MARTIN A. KOOPERMAN NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY