BILL GARRETT, Davidson County
Trans:T20160090428 DEEDQC
Recvd: 10/13/16 14:03 2 pgs
Fees:12.00 Taxes:0.00
20161013-0108423

QUITCLAIM DEED

THIS INSTRUMENT PREPARED BY The Higgins Firm, 525 4th Avenue South, Nashville, TN 37210 (615) 353-0930		
ADDRESS OF NEW OWNER(S) AS FOLLOWS: **Billie Payne** **2924 Wellesley Trace** **Nashville, TN 37215**	SEND TAX BILLS TO: **SAME**	MAP-PARCEL NUMBERS: **MAP 117060A00700CO**

FOR AND IN CONSIDERATION of the sum of ONE AND 00/100 ($1.00) DOLLAR, Cash in Hand paid by the hereinafter named GRANTEES and other good and valuable consideration, the receipt of which is acknowledged,

WILLIAM A. ROZELL

HEREINAFTER called the GRANTOR, has bargained and sold, and by these presents does transfer and convey unto

BILLIE A. PAYNE

HEREINAFTER called the GRANTEE, her heirs and assigns, a certain tract or parcel of land in **Davidson County**, State of Tennessee, described as follows, to-wit:

LAND in Davidson County, Tennessee, being Unit No. 9-A, on the Condominium Plat of Lot 9, Wellesley Trace, Section 3, of record in Plat Book 5210, Page 305 amending Plat Book 5210, page 156 and being further established by the Master Deed of record in Book 5054, Page 633 and amended in Book 5631, Page 194, Register's Office for Davidson County, Tennessee, together with an undivided percentage interest in the common areas/elements appurtenant to said Unit as set forth in the Master Deed, reference to which is hereby made for a more complete and detailed description of the Unit and the Condominium, the rights and obligations of the Declarant and the Unit Owners, and the Bylaws of the Association of Owners.

Being the same property conveyed to Billie A. Payne and William A. Rozell, wife and husband, by warranty deed from Karoline Neumann, of record in Instrument No.: 20130404-0033214, Register's Office for Davidson County, Tennessee.

Subject to all matters shown on any applicable recorded plan, all applicable easements, setback lines, and restrictions of record; and any encroachment, encumbrance, violation, variation or adverse circumstance affecting the title that would be disclosed by an accurate and complete survey of the land and not shown by the Public Records.

This is improved property known as **2924 Wellesley Trace, Nashville, TN 37215.**

WITNESS MY HAND this the 4th day of October, 2016.

WILLIAM A. ROZELL, GRANTOR

BILLIE A. PAYNE, GRANTEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, a Notary Public of the State and County aforesaid, certify that the within named bargainors, **WILLIAM A. ROZELL and BILLIE A. PAYNE,** with whom I am personally acquainted or who was proved on the basis of satisfactory evidence to me to be the person described in and who executed the foregoing instrument personally appeared before me and acknowledged under oath that he executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND AND NOTARIAL SEAL at office in the State and County aforesaid, this the 4th day of October, 2016.



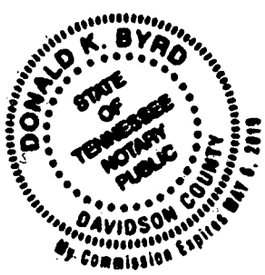
Donald K. Byrd
NOTARY PUBLIC
My Commission Expires: May 6, 2019

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $-0-.

Chad Austin
AFFIANT

Sworn to and subscribed to before me this 4th day of October, 2016.



Donald K. Byrd
NOTARY PUBLIC
My Commission Expires: