BILL GARRETT, Davidson County
Trans:T20160100336 DEEDQC
Recvd: 11/14/16 14:44 3 pgs
Fees:17.00 Taxes:0.00

20161114-0119861

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--. Susan W. Nally, Trustee, Affiant Subscribed and sworn to before me, this 10th day of November, 2016. Notary Public My Commission Expires:

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

Address of new owner:	Send Tax Bills to:	Map-Parcel Numbers
Susan W. Nally, Trustee 9125 Concord Hunt Circle Brentwood, Tennessee 37027	SAME	118 11 0 048.00 118 11 0 049.00

QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS, that for and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Susan W. Nally, Trustee of the Nally Family Living Trust dated February 16, 2001,** hereinafter called the Grantor, for the purpose of transferring the Grantor's entire ownership interest in the subject real property, 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 **Susan W. Nally, Trustee of The Nally Family Living Trust B dated February 16, 2001,** and to her successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, hereinafter called the Grantee, and the Grantee's successors and assigns.

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 10th day of November, 2016.

Susan W. Nally, Trustee

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 Susan W. Nally, Trustee, 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 10th day of November, 2016.

My Commission Expires: _____

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

Notary Public

EXHIBIT A

Legal Descriptions

118 11 0 048.00 – 2831 Bransford Avenue, Nashville, Tennessee 37204

Land in Davidson County, Tennessee, being Lot No. 38 of Block "C", on the Plan of Berry Hill Gardens Subdivision, of record in Book 1130, page 36, Register's Office for Davidson County, Tennessee.

Said Lot No. 38 fronts 78.5 feet on the westerly side of Bransford Avenue and runs back between parallel lines 130 feet to a dead line.

Being the same property conveyed to William D. Nally and Susan W. Nally, Trustees of the Nally Family Living Trust dated February 16, 2001, by deed from William D. Nally and Susan W. Nally, of record as Instrument No. 20010305-0020518, Register's Office for Davidson County, Tennessee.

William D. Nally died on May 14, 2015. Susan W. Nally is the sole Trustee of the Nally Family Living Trust dated February 16, 2001.

This conveyance is subject to matters set forth on the Plan of record of Berry Hill Gardens Subdivision of record in Book 1130, page 36, Register's Office of Davidson County, Tennessee.

This is improved property known as 2831 Bransford Avenue, Nashville, Tennessee 37204.

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118 11 0 049.00 – 2829 Bransford Avenue, Nashville, Tennessee 37204

Land in Davidson County, Tennessee, being Lot No. 37, Block "C" on the Plan of Berry Hill Gardens Subdivision, of record in Plat Book 1130, Page 36, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to William D. Nally and Susan W. Nally, Trustees of the Nally Family Living Trust dated February 16, 2001, by deed from S & P Investments, a Tennessee general partnership, of record as Instrument No. 20150504-0040262, Register's Office for Davidson County, Tennessee.

William D. Nally died on May 14, 2015. Susan W. Nally is the sole Trustee of the Nally Family Living Trust dated February 16, 2001.

This conveyance is subject to all matters shown on the Plan of record in Plat Book 1130, page 36, Register's Office for Davidson County, Tennessee.

This is improved property known as 2829 Bransford Avenue, Nashville, Tennessee 37204.
