QUITCLAIM DEED J-FSBO-16-804-H	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00. _____ Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE ____ DAY OF _____, 20____. _____ Notary Public MY COMMISSION EXPIRES: _____ (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Edward S. Carpenter	**Edward S. Carpenter**	
(NAME)	(NAME)	
804 Blue Ridge Drive	**804 Blue Ridge Drive**	**071-16-0-063.00**
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207	**Nashville, TN 37207**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **ALICE CARPENTER and JOSEPH CARPENTER, WIFE and HUSBAND,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **EDWARD S. CARPENTER, UNMARRIED,** hereinafter called the Grantee, his heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being part of Lot No. 6 on the Map of Williams & Hayes Company Bellview Plan, of record in Plat Book 332, Page 51, Register's Office for said County.

Said part of Lot No. 6 is described as follows: Beginning at a point in the southerly margin of Blue Ridge Drive (formerly Peachtree Street) 60 feet east of the corner of said Drive and Rosedale Avenue; thence southerly, parallel to the east margin of Rosedale Avenue, 150 feet; thence easterly 78 feet; thence northerly 150 feet; thence westerly 78 feet to the point of beginning.

Being the same property conveyed to Alice Carpenter by Warranty Deed from Qualified Intermediary Rick G. Mansfield, Attorney at Law FBO Vaco Investment Group, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20161018-0109906, Register's Office for Davidson County, Tennessee, dated October 14, 2016 and recorded on October 18, 2016.

****The said Joseph Carpenter joins in this conveyance to convey any marital interest he may have in said property.****

This is
unimproved [ ]
improved [X] property known as: **804 Blue Ridge Drive, Nashville, Tennessee 37207**.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
_____, **Affiant**
Subscribed and sworn before me this the
17 **Day of** NOV., **20**16.
Abby Goodman, **Deputy Register**

BILL GARRETT, Davidson County
Trans: T20160101657 DEEDQC
Recvd: 11/17/16 09:52 2 pgs
Fees: 12.00 Taxes: 0.00
20161117-0121197

Witness my/our hand(s) this the 16 day of NOVEMBER, 2016.

ALICE CARPENTER

JOSEPH CARPENTER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ALICE CARPENTER, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 16 of November, 2016.

Notary Public
My Commission Expires: 11/09/17
(SEAL)

SHONDRA DUNCAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JOSEPH CARPENTER, the within named 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, this the 16th of November, 2016.

Notary Public
My Commission Expires: 11/09/17
(SEAL)

SHONDRA DUNCAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212