**THIS INSTRUMENT PREPARED BY:**

Mitchell A. Watts, Attorney
SolomonParks Title & Escrow, LLC
4025 Hillsboro Pike Suite 601
Nashville, Tennessee 37215

| | |
|---|---|
| Davidson County | DEEDQC |
| Recvd: 12/19/16 14:36 | 3 pgs |
| Fees:17.00 Taxes:0.00 | |
| **20161219-0133151** | |

**STATE OF TENNESSEE)**
**COUNTY OF DAVIDSON)**

The actual consideration for this transfer is $ -0- .

Affiant

Subscribed and sworn to before me this 13th day of December, 2016.

Notary Public

BRENDA ZITZMAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires:

11-6-2017

The purpose of this Quitclaim Deed is remove the dual ownership of a small piece of land located in the southwest corner of Parcel 011 as shown on the Plat of Resubdivision of Lots 9 & 10 Brookside Court of record as Instrument No. 20161114-0119551 in the Register's Office for Davidson County, Tennessee, and was formerly a part of Lot No. 10 on the Plan of Resubdivision of Lot No. 10 Brookside Courts, Addition No. 2 of record in Book 5190, page 7, in the Register's Office for Davidson County, Tennessee. This Quitclaim Deed further serves to terminate, vacate, release and relinquish two easements of record that relate to the parcel of property being conveyed.

| **ADDRESS NEW OWNER** | **SEND TAX BILLS TO** | **MAP & PARCEL NOS.** |
|---|---|---|
| Rebecca A. Wynne<br>Robert Wynne, Jr.<br>5632 Kendall Drive<br>Nashville, TN 37209 | SAME | Part of<br>MAP 103-06-0<br>PARCEL 010.00 |

**QUITCLAIM DEED**

FOR AND IN CONSIDERATION of TEN AND 00/100 DOLLARS ($***10.00), the receipt of which is hereby acknowledged, I, Anne Marie Danko, unmarried, hereby quitclaim and convey to Rebecca A. Wynne and husband, Robert Wynne, Jr., their successors and assigns, all right, title and interest that I may have in and to certain land in Davidson County, Tennessee, more particularly described as follows, to wit:

All of that land known as Parcel 011 as shown on the Plan of Resubdivision of Lots 9 & 10 Brookside Court of record as Instrument No. 20161114-0119551 in the Register's Office for Davidson County, Tennessee, and being a part of the property formerly known as Lot 10, Plan of Brookside Courts Addition No. 2 of record in Book 1835, page 47, which was voided, vacated and superseded by the recording of the Plan of A

Resubdivision of Lot No. 10 Brookside Courts Addition No. 2 record in Book 5190, page 7, R.O.D.C., TN, which was subsequently voided, vacated and superseded by the recording of Plan of Resubdivision of Lots 9 & 10 Brookside Court of record as Instrument No. 20161114-0119551, R.O.D.C., TN..

BEING part of the same property conveyed Anne Marie Danko, an unmarried woman, by Warranty Deed from Michael H. Tyler and spouse, Tanya G. Rivera-Tyler, of record as Instrument No. 20130802-0080974 in the Register's Office for Davidson County, Tennessee.

This is improved property known as 5632 Kendall Drive, Nashville, Tennessee 37209.

FURTHER, the parties hereto mutually agree to terminate, vacate, release and relinquish the easements transferred, conveyed and granted in that certain Deed of Easement of record in Book 5208, page 338, in the Register's Office for Davidson County, Tennessee, and that certain Grant of Appurtenant Easements for Joint Driveway of record as Instrument No. 20050525-0059172 in the Register's Office for Davidson County, Tennessee.

This conveyance of the property is made expressly subject to all limitations, restrictions and encumbrances as may affect the property.

IN WITNESS WHEROF we have hereunto set my hand this 13 day of December, 2016.

Anne Marie Danko
Anne Marie Danko

Rebecca A. Wynne
Rebecca A. Wynne
(fka Rebecca A. Hamilton)

Robert Wynne
Robert Wynne, 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 Anne Marie Danko, Rebecca A. Wynne and Robert Wynne, Jr., the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 13th day of December, 2016.

Brenda Zitzman
Notary Public

BRENDA ZITZMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 11-6-2017

# Certificate of Authenticity

I, John Cobb Rochford, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Brenda Zitzman, a notary public for this county and state, John Cobb Rochford, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

BRENDA ZITZMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary's Signature

My Commission Expires: 11-6-2017