THIS INSTRUMENT WAS PREPARED BY:

Law Office of James A. Flexer
Lewis A. Williams, Esq.
1900 Church Street, Suite 400
Nashville, Tennessee 37203

BILL GARRETT, Davidson County
Trans:T20170031754 DEEDQC
Recvd: 04/17/17 11:19 3 pgs
Fees:17.00 Taxes:0.00
20170417-0036822

QUITCLAIM DEED

FROM: RACHEL PAGE SOUDERS Map/Parcel No. 072-09-0-377.00

TO: STEVEN CHARLES SOUDERS

Address New Owner(s) as follows:
1000 Fairwin Avenue
Nashville, Tennessee 37216

Send Tax Bills To:
1000 Fairwin Avenue
Nashville, Tennessee 37216

AFFIDAVIT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I, STEVEN CHARLES SOUDERS, after being duly sworn according to law, do make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of a Divorce Decree and Marital Dissolution Agreement in that certain case styled Steven Charles Souders v. Rachel Page Souders, Circuit Court of Davidson County, Tennessee and pursuant to a division of marital property and that there was no monetary consideration given for the transfer

STEVEN CHARLES SOUDERS

Sworn to and subscribed before me, this 14 day of April, 2017.

NOTARY PUBLIC

My Commission Expires: 9/10/18

JACLIN BATT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

FOR AND IN CONSIDERATION OF the sum of One Dollar ($1.00), and other good and valuable consideration, RACHEL PAGE SOUDERS, does transfer, quitclaim and convey unto the said STEVEN CHARLES SOUDERS, his heirs, successors, and assigns, all of her rights, title and interest in and to a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

The land referred to herein is situated in the county of Davidson, State of Tennessee in Instrument number 20061016-0127929 and is described as follows:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 62 on the Plan of Eskridge Subdivision of part of the W.B. Franklin property of record in Book 547, Page 52, Register's Office for Davidson County, Tennessee.

Said Lot No. 62 fronts 60.00 feet on the southernly margin of Fairwin Avenue and extends back between parallel lines 175.0 feet, the westernly line being the easternly margin of Martha Street, to a line in the rear measuring 60.0 feet thereon.

Being the same property conveyed to Steven Souders and spouse, Rachel Souders, by deed dated March 12, 2015, from Steven Souders, unmarried, of record in Instrument No. 20150324-0025058, Register's Office for Davidson County, Tennessee.

This is improved property know as 1000 Fairwin Avenue, Nashville, Tennessee 37216

Map/Parcel No. 072-09-0-377.00

Witness my hand this 14 day of April, 2017.

Rachel Page Souders

RACHEL PAGE SOUDERS

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Jaclin Batt, a Notary Public in and for said County and State, the within named RACHEL PAGES SOUDERS, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at 1900 Church St, Tennessee, this 14 day of April, 2017.

Jaclin Batt
NOTARY PUBLIC

JACLIN BATT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 9/20/18