BILL GARRETT, Davidson County
Trans:T20170051172 DEEDQC
Recvd: 06/15/17 11:00 2 pgs
Fees:12.00 Taxes:0.00
20170615-0060139

PREPARED BY:
BRIDGEHOUSE TITLE
342 Cool Springs Blvd., Suite 202
Franklin, Tennessee 37067

This instrument was drafted from information furnished by the parties. No representation or warranty is made by the preparer as to the accuracy of anything set forth herein. The parties have waived performance of a title search, title opinion letter or title insurance by the preparing attorney.

Melanie D. DuRard
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Comm. Expires January 21, 2018

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration is $0.00

Affiant: Coleen Newcomb

Subscribed and sworn before me, this 14th day of June, 2017.

Notary Public:
My Commission Expires:

ADDRESS OF NEW OWNER:
Hollan N. Derryberry-Huezo,
Trustee
P. O. Box 100095
Nashville, TN 37224

SEND TAX BILLS TO:
New Owner

MAP/PARCEL:
093-06-0-A-156.00CO

QUITCLAIM DEED

For and in consideration of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, I, **Joseph W. Derryberry, unmarried,** (hereinafter referred to as "**GRANTOR**") do quitclaim and convey all of my undivided right, title and interest to the hereinafter described property to **Hollan N. Derryberry-Huezo and Joseph W. Derryberry, as Trustees of the Demonbreun 301 (1201) Trust under agreement dated December 27, 2010,** (hereinafter referred to as "**GRANTEE**") their heirs and assigns, in and to the following described tract of land:

A certain condominium apartment in Davidson County, Tennessee, known as Unit No. 1201 of the Horizontal Property Regime of Encore, a Residential Condominium pursuant to Master Deed for Encore, a Residential Condominium of record as Instrument No. 20080225-0018429 and Master Deed for Encore, a Master Condominium of record as Instrument No. 20080225-0018425, Register's Office for Davidson County, Tennessee, to which reference is made for a more complete description.

Being the same property conveyed to Joseph W. Derryberry by Warranty Deed from Encore Phase I Development Company, LLC, a Tennessee limited liability company, dated August 14, 2008, of record in Instrument No. 20080819-0085104, Register's Office for Davidson County, Tennessee.

This is improved property known as: 301 Demonbreun St., #1201, Nashville, TN 37201..

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Said property is conveyed subject to such limitations, restrictions, easements and encumbrances as may affect the premises.

IN WITNESS WHEREOF, this document was executed this 14th day of June, 2017.

Joseph W. Derryberry

STATE OF Tennessee
COUNTY OF Williamson

Before me the undersigned, a Notary Public in and for said State and County, personally appeared Joseph W. Derryberry, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 14th day of June, 2017.

Notary Public

My Commission Expires:

Melanie D. DuRard
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Comm. Expires January 21, 2018