This Instrument was prepared from information furnished by the parties without the benefit of a title examination.

This instrument prepared by:

Name:	Jeffrey S. Strickland, Esq.
Firm:	Strickland Law, PLLC
Address:	3200 West End Avenue, Suite 500 Nashville, Tennessee 37203
Phone Number:	615-739-6746

Address/Owners:	Send Tax Bills To:	Map Parcel Numbers
Bethel L. Coleman	Bethel L. Coleman	08314029400
1620 Boscobel Street	2310 12th Ave S, Unit 312	
Nashville, Tennessee 37206	Nashville, Tennessee 37204	

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF the sum of One Dollar and 00/100 ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, Bethel L. Coleman f/k/a Bethel L. Ellis ("Grantor"), does hereby convey and quitclaim unto Bethel L. Coleman ("Grantee"), all rights, title and interest in and to the following described tract or parcel of land located in Davidson County, Tennessee, and more particularly as follows:

Land in Davidson County, Tennessee, being the Westerly one-half of Lot No. 341 of Edgefield Land Company's Second Subdivision, of record in Book 57, Page 152, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and detailed description of said lot.

Said Westerly one-half of Lot 341 fronts 32.5 feet on the Southerly margin of Boscobel Street (formally Rothchild Street) and extends back between parallel lines 122 feet, more or less, to an alley.

In accordance with Tennessee Code Annotated Section 66-24-121, the foregoing legal description is the same as in the previous deed of record.

Being the same property conveyed to Bethel L. Ellis by Quitclaim Deed from Bethel L. Ellis f/k/a Bethel L. Coleman and Lloyd Addison Ellis III, wife and husband, dated June 25, 2013, of record as Instrument No. 20130912-0096224, Register of Deeds' Office for Davidson County, Tennessee, to which reference is made for a more complete and accurate description.

This is improved property known as 1620 Boscobel Street, Nashville, Tennessee 37206.

This conveyance is subject to any and all property taxes, zoning ordinances, existing liens, encumbrances, restrictions, titles, interests, utilities lines, and easements of record.

IN TESTIMONY WHEREOF I have hereunto set my hands this 27th day of June, 2017.

BILL GARRETT, Davidson County
Trans:T20170054933 DEEDQC
Recvd: 06/27/17 11:35 2 pgs
Fees:12.00 Taxes:0.00
20170627-0064593

Bethel L. Coleman f/k/a Bethel L. Ellis

STATE OF TENNESSEE)
) ss
COUNTY OF DAVIDSON)

Before me, the undersigned Notary Public in and for the County and State aforesaid, personally appeared Bethel L. Coleman, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purpose therein contained.

Witness my hand and seal this 27th day of June, 2017.

Notary Public

JEFF STRICKLAND STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My commission expires: July 6, 2020

I hereby swear or affirm that the actual consideration for this transfer is $0.00.

Bethel L. Coleman f/k/a Bethel L. Ellis

STATE OF TENNESSEE)
) ss
COUNTY OF DAVIDSON)

Sworn and subscribed before me this 27th day of June, 2017.

Notary Public

JEFF STRICKLAND STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My commission expires: July 6, 2020