This Instrument was Prepared By:

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BILL GARRETT, Davidson County
Trans:T20170061753 DEEDQC
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Fees:17.00 Taxes:0.00
20170719-0072802

QUITCLAIM DEED

FROM: LAUREN ELIZABETH KILGORE, and unmarried woman

TO: LAUREN ELIZABETH KILGORE and
MATTHEW WHITEMAN DIXON, Husband and Wife

ADDRESS NEW OWNER:	**SEND TAX BILLS TO:**	**MAP & PARCEL NO.**
4120 Aberdeen Road Nashville, Tennessee 37205	JPMorgan Chase Bank, N.A. Home Lending 3415 Vision Drive OH4-7214 Columbus, OH 43219-6009	10308020000

This transaction is exempt from tax pursuant to T.C.A. § 67-4-409(E), and **Lauren Elizabeth Kilgore** (the "Grantor"), for an in consideration of the sum of $10.00, cash in hand, the receipt and sufficiency of which is hereby acknowledged, has bargained and sold, and by these presents does transfer, quitclaim and convey unto the said **Lauren Elizabeth Kilgore and Matthew Whiteman Dixon, Husband and Wife** (the "Grantees"), their heirs, successors and assigns, all of her right, title, and interest in and to that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 10 OF BLOCK "K" ON THE PLAN OF CHEROKEE PARK, 3RD ADDITION, OF RECORD IN BOOK 843, PAGES 2 AND 3, REGISTER'S OFFICE FOR SAID COUNTY, TENNESSEE.

SAID LOT NO. 10 FRONTS 60 FEET ON THE NORTHERLY SIDE OF ABERDEEN ROAD AND RUNS BACK 125.79 FEET ON THE WESTERLY LINE AND 125.62 FEET ON THE EASTERLY LINE TO THE RIGHT-OF-WAY ON THE N.C. & ST. L. RAILROAD, MEASURING 61 FEET THEREON.

THE ABOVE TRACT IS SUBJECT TO ALL EASEMENTS, RESTRICTIONS, COVENANTS OF RECORD AND TO THE FINDS OF A TITLE REPORT.

Being the same property conveyed to Lauren Elizabeth Kilgore in accordance with the terms of a Marital Dissolution Agreement in that certain case styled *Lauren Elizabeth Kilgore v. Jeffrey Allen Morgan,* Fourth Circuit Court for Davidson County, Tennessee, Docket No. 13D3519, by Quitclaim Deed from Jeffrey Allen Morgan, dated January 7, 2014, of record in Register's Office for Davidson County, Tennessee, Instrument No. 20140107-0001842.

The physical address of this property is 4120 Aberdeen Road, Nashville, Tennessee 37205.

WITNESS my hand, this 18 day of July, 2017.

Lauren E. Kilgore

Lauren Elizabeth Kilgore, Grantor

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Dawn Jubeck, a Notary Public in and for Davidson County, Tennessee, the within named **Lauren Elizabeth Kilgore**, the Grantor, 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.

Sworn to and subscribed before me, this the 18th day of July, 2017.

Dawn Jubeck

DAWN JUBECK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAR. 8, 2021

My Commission Expires: 3-8-21

Disclaimer

This instrument was prepared from information supplied by the parties. No title examination or settlement has been performed. Preparer of this document makes no warranties as to title on the property herein contained. This Quitclaim Deed was prepared from information furnished to preparer and preparer makes no warranties as to the accuracy of the information furnished.