QUITCLAIM DEED

R-BR-17-915

NATHAN KEITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 08-20-2019

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Melissa Larson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF SEPTEMBER 20 17.

Notary Public

MY COMMISSION EXPIRES: 8/20/19
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Warren Beyer & Jason Beyer	**NEW OWNER**	
(NAME)	(NAME)	**061-07-0-023.00**
913 Broadmoor Drive		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **WARREN BEYER, A MARRIED MAN,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **WARREN BEYER, A MARRIED MAN, AND JASON BEYER, AN UNMARRIED MAN, as TENANTS IN COMMON WITH RIGHTS OF SURVIVORSHIP** hereinafter called the Grantees, their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE,** described as follows, to wit:

Being Lot No. 2, Block "1" on the Plan of Broadmoor Section 2 of record in Plat Book 547, Page 174, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 2 fronts 50 feet on the Northerly side of Woodruff Drive, and runs back between parallel lines 155 feet to a dead line.

Being the same property conveyed to Warren Beyer, a married man by Warranty Deed from Anthony P. McCulley and Kelly Laine McCulley, husband and wife of record in Instrument Number 20170721-0073848, Register's Office for Davidson County, Tennessee, executed on July 18, 2017 and recorded on July 21, 2017.

The said Warren Beyer hereby certifies that the subject property was never his marital residence.

This is
[ ] unimproved
[X] improved
property known as: **915 Broadmoor Drive, Nashville, Tennessee 37216**.

Bill Garrett Davidson County
Batch# 487 **DEEDQC**
09/13/2017 09:44:27 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20170913-0093450

Quitclaim Deed

Witness my hand this the 20 day of September, 2017.

Warren Beyer

STATE OF New York
COUNTY OF Chautauqua

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, WARREN BEYER, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 20 day of September, 2017.

Notary Public
My Commission Expires: 04-22-2018
(SEAL)

AMY L. SHELTERS
Notary Public, State of New York
No. 01SH6073324
Qualified in Chautauqua County
My Commission Expires April 22, 2018

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212