Bill Garrett Davidson County
Batch# 2413 DEEDQC
09/19/2017 03:46:58 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20170919-0096092

This instrument was prepared by:
MTR Family Law, PLLC
205 23rd Avenue North
Nashville, TN 37203-1501

QUITCLAIM DEED

FROM: Daniel J. Olpie III

TO: Cynthia Ann Smiley

ADDRESS NEW OWNER:
7003 Lenox Village Drive
Nashville, TN 37211

SEND TAX BILLS TO:
Same

MAP & PARCEL NO.:
172-12-0D-015.00-CO

AFFIDAVIT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The undersigned, after being first duly sworn according to law, does make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of a Marital Dissolution Agreement in that certain case styled Daniel John Olphie III v. Cynthia Ann Smiley Olphie, Third Circuit Court for Davidson County, Tennessee, Docket No. 16D-1088, and that there was no consideration given for the transfer.

Cynthia Ann Smiley
Cynthia Ann Smiley, Grantee

Sworn to and subscribed before me, this the 30TH day of MARCH, 2017.

THERESA B. COKER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Theresa B. Coker
NOTARY PUBLIC

My Commission Expires:
My Commission Expires Nov. 6, 2017

This transaction is exempt from tax pursuant to T.C.A. §67-4-409(a)(3)(E), and in accordance with the terms and conditions of the Marital Dissolution Agreement in that certain case in the Third Circuit Court for Davidson County, Tennessee, Daniel John Olphie III has bargained and sold, and by these presents does transfer, quitclaim and convey unto the said Cynthia Ann Smiley, her heirs, successors and assigns, all of his 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 Unit No. B-5 of Section One, The Town Center Homes at Lenox Village, of record in Instrument 20031120-0169460, and as depicted on Exhibit "B", in Instrument No. 20031212-0178492, Register's Office for Davidson County, Tennessee, a Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq.; of Tennessee Code Annotated, and to which reference is hereby made for a more complete and accurate legal description.

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Being the same property conveyed to Julia Smiley, Daniel Olphie and Cynthia Olphie by Warranty Deed from Kathyrn M. Magness Justin and spouse, James Allen Austin, of record at Instrument No. 20140404-0028148, Register's Office for Davidson County, Tennessee, dated March 31, 2014 and recorded April 4, 2014.

Julia Smiley, mother of Cynthia Ann Smiley, is now deceased and Quitclaim Deeds from the heirs of Julia Smiley to Cynthia Ann Smiley have also been recorded.

The physical address of this property is 7003 Lenox Village Drive, Nashville, TN 37211.

WITNESS my hand, this 30 day of January, 2017.

Daniel J. Olphie III, Grantor
aka Daniel Olphie and
Daniel John Olphie III

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, R L G Davis, a Notary Public in and for Davidson County, Tennessee, the within named Daniel J. Olphie III, 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.

Witness my hand and official seal at Nashville, Tennessee, on this the 30 day of January, 2017.

Notary Public

My Commission Expires: _____

R.L.G. DAVIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-5-2020

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 conveyed. This Quitclaim Deed was prepared from information furnished to preparer and preparer makes no warranties as to the accuracy of information furnished.