THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Road, Suite 203A** **Nashville, Tennessee 37215** **File No. 170712838**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is: $0-. VAnderson Affiant Subscribed and sworn to before me, this 13 day of October 2017. Gardenswn Notary Public My Commission Expires:

ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES SEPTEMBER 10, 2018

QUITCLAIM DEED

Address New Owner: Edward Hutton Eadie and Thressa Garen Eadie 1010 Draughon Avenue Nashville, TN 37204	Send Tax Bills To: New Owner	Tax Information: 118-09-0-076.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **George M. Hover and wife, Rebecca A. Hover** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey unto **Edward Hutton Eadie and wife, Thressa Garen Eadie,** their heirs and assigns all of their rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No.43 on the Plan of Leonte Subdivision, nor of record, described according to a survey thereof made by W. B. Southgate, Surveyor in December, 1936 and March, 1938 as follows:

Beginning at a point in the Northerly margin of Draughon Avenue, 120 feet West of Leland Avenue, formerly 10th Avenue South, at the common corner of Lot Nos. 42 and 43; thence with the line between said lots, Northerly 181 feet 6 inches to the common corner of said lots and Lot Nos. 40 and 41; thence with the line between Lot Nos. 40 and 43, Westerly 100 feet to the common corner of Lot Nos. 39, 40, 43 and 44; thence with the line between Lot Nos. 43 and 44, Southerly 183 feet 6 inches to the Northerly margin of Draughon Avenue; thence with the margin of the same, Easterly 100 feet to the point of beginning.

Being the same property conveyed to Edward Hutton Eadie and wife, Thressa Garen Eadie, and George M. Hover and wife, Rebecca A. Hover, as joint tenants with the right of survivorship by Warranty Deed from Guochun Jiang and spouse Yuyang Tang, recorded on the 13th day of July, 2011 in Instrument No. 20110713-0053493, in the Register's Office of Davidson County, Tennessee.

This is improved property known as 1010 Draughon Avenue, Nashville, TN 37204

Grantor covenants that they are lawfully seized and possess said real property in fee simple, have a good right to convey it, and that the same is unencumbered, except for 2017 taxes that are not yet due and payable, as well as any restrictions, conditions and easements of record.

Bill Garrett Davidson County
Batch# 13860 DEEDQC
10/16/2017 09:19:58 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20171016-0105530

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.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 10TH day of OCTOBER 2017.

George M. Hover

Rebecca A. Hover

STATE OF Texas)
COUNTY OF Midland)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named George M. Hover and Rebecca A. Hover, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 10th day of October 2017.

Notary Public

My Commission Expires: 9-8-19

LOUANNE REES
Notary Public
STATE OF TEXAS
Notary ID # 510101-6
My Comm. Exp. September 8, 2019