Return To: 17-0401
Four Star Title, LLC
2506 N. Mt. Juliet Road
Mt. Juliet, TN 37122

Bill Garrett Davidson County
Batch# 16077 DEEDQC
10/20/2017 11:08:06 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20171020-0107597

This Instrument Prepared By and Return To:
Four Star Title, LLC
2506 N. Mt. Juliet Rd.
Mt. Juliet, TN 37122

QUITCLAIM DEED

NEW OWNER:	**SEND TAX BILLS TO:**	**MAP/PARCEL**
Carrie M. Taylor	Community Mtg. Advisors	72-5-102
Sean T. Woodard	19045 E. Valley View Pkwy.	
1025 E. Trinity Lane	Suite F	
Nashville, TN 37216	Independence, MO 64055	

For and in consideration of the sum of One Dollar ($1.00) cash in hand paid by GRANTEE, the receipt of which is hereby acknowledged, **Carrie M. Taylor,** hereinafter called the GRANTOR(S), does hereby quitclaim and convey unto **Carrie M. Woodard and Sean T. Woodard, wife and husband** hereinafter called the GRANTEE, all right, title and interest, they have in the property listed below:

LAND in Davidson County, Tennessee being PART of Lot No. 5 on the Map of Subdivision of the Casper Zopfi Place, as of record in Plat Book 332, page 167, in the Register's Office for said County, described as follows:

Beginning at a point in the northerly margin of Trinity Lane, as widened 50 feet easterly from the northeast corner of said Trinity Lane, as widened, and Keeling Avenue, said point being in the eastern boundary line of a part of Lot No. 53 conveyed to J.J. Barrow and wife, by deed from Sue Elizabeth Wheeler, Trustee, of record in Book 1284, page 242, is Register's Office; thence with the northerly margin of said Trinity Lane, as widened, eastwardly 50 feet to a point; thence northwardly 139 feet to a point in the southern boundary line of Lot No. 7 on the plan of Susie V. Demonbreun's Re-Subdivision of parts of Lots Nos. 51, 52, and 53 of the Casper Zopfi Place, not of record conveyed to Howard C. Grant and wife, by deed from Susie V. Demonbreun and husband, of record in Book 1578, page 388, said Register's Office, thence with the southern boundary line of said Lot No. 7, westwardly 50 feet to the northeast corner of said Barrow property; thence with the eastern boundary line of said Barrow property, southwardly 139 feet to the beginning.

Being the same property conveyed to Carrie M. Taylor, an unmarried woman, by Warranty Deed from Lawrence J. Petty, a married man, dated April 14, 2006 , filed of record in Instrument No. 20060428-0048980, in the Register's Office of Davidson County, Tennessee.

Carrie M. Taylor, an unmarried woman having since married now known as Carrie M. Woodard.

This is improved property located at **1025 East Trinity Lane, Nashville, TN 37216.**

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

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, the GRANTOR has hereunder set her hand(s) this 29 day of September, 2017.

Carrie M. Woodard

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned Notary, personally appeared **Carrie M. Woodard**, known to me, or proved on the basis of satisfactory evidence, and who acknowledged that she is the one who executed the foregoing instrument for the purposes therein contained, as her free act and deed.

Witness my hand and official seal on this 29 day of September, 2017.

NOTARY

My Commission Expires: 2/6/18

KIRK HUNNICUTT STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILSON

The actual consideration for this transfer is $0.00.

AFFIANT

Subscribed and sworn to before me, this 29 day of September, 2017.

NOTARY PUBLIC

My Commission Expires: 2/6/18

KIRK HUNNICUTT STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY