Bill Garrett Davidson County
Batch# 30823 DEEDQC
11/29/2017 09:27:12 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20171129-0121540

This Instrument Prepared By: Carolanne R. King, Esq.
2126 21st Avenue, South
Nashville, Tennessee 37212

Address of New Owner:	Send Tax Bills To:	Instrument No.
Tiffany Vaughan 207 Cumberland Circle Nashville, TN 37214	SAME	20161012-0107844 Map and Parcel Number 096 01 0 124.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, and the mutual covenants and duties of the parties, ANDREW MICHAEL COLE (hereinafter "Grantor"), hereby convey, remise, release and forever quitclaim unto TIFFANY LOUISE VAUGHAN (hereinafter "Grantee"), their successors and assigns, all of the right, title and interest in a certain tract and parcel of land attached to the property located at 207 Cumberland Circle, Nashville, TN 37214, Davidson County, Tennessee, and being more particularly described as the following tract of real estates:

> Land in Davidson County, Tennessee, being Lot No. 2, on the Plan of Resubdivision Lots 62-64, on the Plan of Bluefields, of record in Instrument 20050216-0017691, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.
>
> Being the same property conveyed to Jennifer A. Spence by deed from Elizabeth Stockell Stubblefield, Susan E. Stockell, M.D., Cooper Stockell, III and Ruth Stockell, of record in Instrument 20041124-0141040, said Register's Office, dated November 19, 2004.
>
> Being the same property conveyed to Andrew Cole and wife, Maria Teresa Prudente de Aquino by deed from Jennifer A. Spence of record in Instrument 20161012-0107844, said Register's Office, dated October 7, 2016.
>
> Being the same property conveyed to Andrew Cole by deed from Maria Teresa Prudente de Aquino of record in Instrument 20171027-0110489, said Register's Office, dated October 27, 2017.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the Property. Grantor only conveys Grantor's interest in the Property.

This conveyance is further subject to taxes for the year 2017, which have been assumed by the Grantee. Grantee further assumes responsibility for all rollback taxes, if any, assessed against the Property.

Witness my hand this the 28th day of November, 2017.

ANDREW MICHAEL COLE

STATE OF TENNESSEE)
COUNTY DAVIDSON)

Personally appeared before me, the undersigned Notary Public, in and for said County and State, the within named ANDREW MICHAEL COLE, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this the 28 day of November, 2017.

NOTARY PUBLIC

J. MILTON PRICE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES NOVEMBER 05, 2018

My commission expires: 11/5/2018

STATE OF TENNESSEE)
COUNTY DAVIDSON)

The actual value of consideration, whichever is greater, for this transfer is $10.00 Dollars.

ANDREW MICHAEL COLE

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 10.00
, Affiant
Subscribed and sworn before me this the
29 **Day of** November **,20** 17.
Brandi Weis **, Deputy Register**