QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5 DAY OF December, 2017.

Notary Public

MY COMMISSION EXPIRES: 8/20/2019

(AFFIX SEAL)

WILLIAM E. GRONES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 08-20-2019

G-VRES-17-4300

THIS INSTRUMENT WAS PREPARED BY

Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 27212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Kelly Renee Pagendarm	**BOKF, NA DBA COLORADO STATE BANK AND TRUST**	
(NAME)	(NAME)	
4300 Saunders Ave	**1600 Broadway**	**06106004600**
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216	**Denver, CO 80202**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **KELLY RENEE PAGENDARM, A MARRIED PERSON** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **KELLY RENEE PAGENDARM AND NICHOLAS JOHN PAGENDARM, WIFE AND HUSBAND** hereinafter called the Grantee(s), their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 139 on the Map of Gra-Mar Acres, Section One, of record in Plat Book 2133, Page 27, Register's Office for said County.

Said Lot No. 139 fronts 80 feet on the easterly side of Saunders Avenue and runs back 273.6 feet on the northerly line and 258.1 feet on the southerly line, along the northerly margin of Maplewood Lane, to the westerly right of way of the L&N Railroad, measuring 81.38 feet thereon.

Being the same property conveyed to Kelly Renee Pagendarm, a married person by Warranty Deed from Leticia R. Abernathy, unmarried dated October 27, 2017 and filed on November 2, 2017 of record in Instrument No. 20171102-0112402, Register's Office for Davidson County, Tennessee.

This is **improved** property known as: **4300 Saunders Ave Nashville, TN 37216**

Bill Garrett Davidson County
Batch# 34366 **DEEDQC**
12/07/2017 10:02:51 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20171207-0124832

Witness my/our hand(s) this the 5 day of December, 2017.

Kelly Renee Pagendarm

STATE OF Tennessee

COUNTY OF Davidson

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

Witness my hand and official seal, this the 5 day of December, 2017.

Notary Public
My Commission Expires: 8/20/2019
(SEAL)

WILLIAM E. GRONES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 08-20-2019

RETURN TO:

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