Bill Garrett Davidson County
Batch# 42494 DEEDQC
12/28/2017 03:05:14 PM 3 pgs
Fees: $17.00 Taxes: $0.00

20171228-0132035

THIS INSTRUMENT PREPARED BY:

Bryan Howard
Howard Mobley Hayes & Gontarek, PLLC
2319 Crestmoor Road
Nashville, Tennessee 37215
(615) 627-4444

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is NONE.

Bryan Howard
Affiant

Subscribed and sworn to before me, this 28th day of December, 2017.

CYNTHIA L. COLLINS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 05-05-2020

Notary Public
My Commission Expires: 5-5-2020

Address of new owners:	Send Tax Bills to:	Map-Parcel Numbers:
Bryan Howard 5412 Stone Box Lane Brentwood, Tennessee 37027	L. Branch Howard, IV 5005 Kentucky Avenue Nashville, Tennessee 37209	091-07-0 184.00

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, I, LAURENCE O'BRYAN BRANCH HOWARD III (hereinafter referred to as the "Grantor"), for the purpose of transferring the Grantor's fifty percent (50%) interest in a certain tract or parcel of land, do hereby remise, release, and quitclaim unto LAURENCE O'BRYAN BRANCH HOWARD III and wife, JANE ELIZABETH HOWARD, as tenants by the entirety (hereinafter referred to as the "Grantee"), and the Grantee's successors, heirs, and assigns, all of the Grantor's right, title, and interest in a certain tract or parcel of land in the State of

Tennessee, being more particularly described on Exhibit A attached hereto and incorporated herein by reference.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

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

WITNESS my hand, on this the 28th day of December, 2017.

Laurence O'Bryan Branch Howard III

LAURENCE O'BRYAN BRANCH HOWARD III

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, LAURENCE O'BRYAN BRANCH HOWARD III, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal on this 28th day of December, 2017.



Cynthia L. Collins

Notary Public

My Commission Expires: 5-5-2020

EXHIBIT A
Legal Description

Land lying in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot 913 and the Westerly 12 1/2 feet of Lot 911. Block No. 140, Plan No. 1, West Nashville, as shown on plat of record in Plat Book 57, Pages 74 and 75, in the Register's Office, Davidson County, Tennessee. Said Lot and part of lot front together 37 1/2 feet on the Northerly side of Kentucky Avenue and runs back between parallel lines, 150 feet to an alley.

Being the same property conveyed to Laurence O'Bryan Branch Howard III, a married man, and Laurence O'Bryan Branch Howard IV, a married man from John G. Mora, and Jillian A. Mora, formerly Jillian A. Jellison, husband and wife, by Warranty Deed dated December 01, 2017, of record in Instrument No. 20171205-0124052, at said Register's Office.

This is improved property known as 5006 Kentucky Avenue, Nashville, TN 37209.