Register Return to:
Land Title South, Inc.
3326 Aspen Grove Dr.
Suite 400
Franklin, TN 37067

PREPARED BY/RETURN TO:
M. Todd Jackson
3326 Aspen Grove Drive, Suite 400
Franklin, TN 37067
Ph. (615) 771-5143 Fax (615) 771-5895

ADDRESS OF NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Matthew J. Cooper, Trustee 845 Russleo Trust 3326 Aspen Grove Drive, Suite 404 Franklin, TN 37067	New Owner
PARCEL 102-08-0-036.00	

Quitclaim Deed

FOR AND IN CONSIDERATION of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt and adequacy of which are hereby acknowledged, BRIAN L. COOPER and VALERIE L. COOPER by these presents quitclaims and conveys unto MATTHEW J. COOPER, TRUSTEE OF THE 845 RUSSLEO TRUST, and his successors in trust, all of its right, title and interest in and to the following described tracts of land located in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 39, on the Plan of Horton Heights, Section IV, of record in Plat Book 1835, Page 129, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Brian L. Cooper and Valerie L. Cooper by Warranty Deed dated July 24, 2015 from Donna Ogan, of record in Instrument No. 20150724-0072707, Register's Office for Davidson County, Tennessee.

Property is known as: 845 Russleo Drive, Nashville, TN 37209

WITNESS MY HAND on this the 1st day of January 2018.

Bill Garrett Davidson County
Batch# 52530 DEEDQC
01/29/2018 10:00:21 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20180129-0008822

Brian L. Cooper

Valerie L. Cooper

STATE OF TENNESSEE COUNTY OF WILLIAMSON

PERSONALLY, APPEARED BEFORE ME, the undersigned authority, a Notary Public in and for the State and County aforesaid, the within named bargainors, Brian L. Cooper and Valerie L. Cooper, with whom I am personally acquainted (or proved identity with satisfactory evidence) and who acknowledged that they executed the foregoing instrument for the purposes therein contained as their own free act and deed.

WITNESS MY HAND AND OFFICIAL SEAL, this the 1st day of January 2018.

My commission expires: 6-15-18

Notary Public

(Seal)

M. TODD JACKSON NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY My Commission Expires 06-15-2019

STATE OF TENNESSEE COUNTY OF WILLIAMSON

I HEREBY SWEAR OR AFFIRM that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $0.00.

WITNESS MY HAND AND OFFICIAL SEAL, this the 1st day of January 2018.

Julie A. Davis

Affiant

SWORN TO AND SUBSCRIBED BEFORE ME, this the 1st day of January 2018.

My commission expires: 6-15-18

Notary Public

(Seal)

M. TODD JACKSON NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY My Commission Expires 06-15-2019