THIS INSTRUMENT PREPARED BY
AND AFTER RECORDING RETURN TO:

Bell & Alexander Title Services, Inc.
8110 Isabella Lane, Ste 200
Brentwood, TN 37027

Address New Owner(s) as follows:
Katherine Milwee-Eller and Michael B. Eller
246 Morton Avenue
Nashville, TN 37211

Send Tax Bill to:
246 Morton Avenue
Nashville, TN 37211

Map-Parcel Number:
119-14-0 098.00

State of Tennessee
County of Rutherford

The Actual Consideration or Value, whichever is greater, for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this the 26 day of July, 2018.

Notary Public

My Commission Expires:

8/1/2020

JASON R. JONES STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **KATHERINE MILWEE-ELLER F/K/A KATHERINE MILWEE,** HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER, CONVEY AND QUITCLAIM UNTO **KATHERINE MILWEE-ELLER AND MICHAEL B. ELLER, WIFE AND HUSBAND,** HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN **DAVIDSON COUNTY**, STATE OF **TENNESSEE**, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

See attached "Exhibit A".

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

Said property is commonly referred to as 246 Morton Avenue, Nashville, TN 37211.

IN WITNESS WHEREOF, the undersigned has executed this instrument this 26th day of July, 2018.

Katherine Milwee-Eller

Bill Garrett Davidson County
Batch# 123972 DEEDQC
08/02/2018 10:07:01 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20180802-0075659

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Katherine Milwee-Eller, the Grantor, 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 26th day of July, 2018.

My commission expires: 9-10-2018 Notary Public

BENJAMIN SEAMON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Exhibit A

Land in Davidson County, Tennessee, being Lot No. 10 on the Map of Woodbine Courts Block A, Part 1, of record in Book 1130, page 39, Register's Office for Davidson County, Tennessee.

Said Lot No. 10 fronts 75 feet on the northerly margin of East Morton Avenue and runs back 215.3 feet on the easterly line and 216.5 feet on the westerly line to a dead line on which it measures 75 feet.

Being the same property conveyed to Katherine Milwee by deed from John C. Pulk, unmarried, dated 06/18/2010, of record in Instrument No. 20100701-0051608, said Register's Office.

The said Katherine Milwee having since married Michael B. Eller. Katherine Milwee is now known as Katherine Milwee-Eller.

Being also known as 246 Morton Avenue, Nashville, Tennessee 37211.