THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
2002 Richard Jones Road, Suite 203-A
Nashville, TN 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is: $0.00

Affiant

Subscribed and sworn to before me, this 12th day of December, 2018.

Notary Public

My Commission Expires: _____

VIRGINIA ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES NOVEMBER 8, 2021

Karen Y Johnson Davidson County
Batch# 176264 DEEDQC
12/20/2018 09:15:43 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20181220-0123738

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Edward W. Brown and Diane K. Brown 3503 Belmont Blvd Nashville, TN 37215	New Owner	11712001300

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby **Diane K. Brown, married** (hereinafter referred to as the "Grantor") do hereby quitclaim, transfer and convey unto **Edward W. Brown and Diane K. Brown, husband and wife** their heirs and assigns all of his rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 8 on the Plan of Noel's Subdivision of Watkins Grove, not of record.

Said Lot No. 8 fronts 200 feet on the Westerly side of Belmont Boulevard and runs back between parallel lines 200 feet to a dead line, the Northerly line of said lot being parallel with and 155 feet South of the Southerly margin of Woodmont Avenue or Boulevard.

Being the same property conveyed by Quitclaim Deed from Edward W. Brown to Diane K. Brown, as recorded on the 12th day of October, 2010 in Instrument No. 20101012-0081788 and Warranty Deed from Matthew S. Dennis and wife, Judith K. Hoffman to Diane K. Brown and husband, Edward W. Brown, as recorded on the 14th day of February, 2007 in Instrument No. 20070214-0018802, in the Register's Office of Davidson County, Tennessee.

.

This is improved property known as 3503 Belmont Blvd, Nashville, TN 37215

Grantor covenants that they are lawfully seized and possess said real property in fee simple, have a good right to convey it, and that the same is unencumbered, except for 2019 taxes that are not yet due and payable, as well as any restrictions, conditions and easements of record.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 12 day of December, 2018

Diane K. Brown

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Diane K. Brown, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 12th day of December 2018

Notary Public

My Commission Expires: _____