QUITCLAIM DEED Karen Johnson Davidson County Batch# 355494 DEEDQC 02/10/2020 08:14:09 AM 2 pgs Fees: $12.00 Taxes: $0.00 20200210-0014699	State of Tennessee)) County of Warren) The actual consideration or value, whichever is greater, for this transfer is $0.00. Affiant Subscribed and sworn to before me, this the 31st day of January, 2020. Notary Public My Commission Expires: 2-8-2-21 (AFFIX SEAL)

This instrument prepared by:

First Community Title & Escrow, 200 East Main Street, McMinnville, TN 37110

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBER:
Brandon Wingate & Billy J. Nunley **1104 Kellow Street** **Nashville, TN 37208**	**Brandon Wingate** **P. O. Box 332310** **Murfreesboro, TN 37133**	**081 03 0 148.00**

I, **BRANDON WINGATE**, for and in consideration of the sum of TEN DOLLARS ($10.00) cash in hand paid, receipt of which is hereby acknowledged, have bargained and sold and hereby convey, remise, release and forever quitclaim unto **BILLY J. NUNLEY**, his heirs and assigns, a one-half undivided interest in and to a certain tract of land in Davidson County, Tennessee, for the purpose of creating a tenancy in common in and to said tract of land which is described as follows:

> Land in Davidson County, Tennessee, being the westerly 45 feet of Lot Nos. 47 and 48 on the Plan of Subdivision of Lot No. 37 in Owen's Place on Buena Vista of record in Plat Book 1, page 84, Chancery Court at Nashville and Book 57, page 26, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.
>
> Said parts of Lots Nos. 47 and 48 front on the northerly side of Kellow Street, 45 feet and run back between parallel lines 100 feet to a dead line.
>
> Being the property conveyed to Brandon Wingate by Quitclaim Deed from Onedia Easley and Mollie Buford and Bobbie McLaurine and Virginia Ivory and I. L. Ivory, Jr., and Mary Murphy and Alfred Ivory Wade and David Ivory, dated October 28, 2019, of record in Instrument Number 20191031-0112276, Register's Office for Davidson County, Tennessee.

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

WITNESS my hand this 31st day of January, 2020.

BRANDON WINGATE

STATE OF TENNESSEE)
)
COUNTY OF WARREN)

Personally appeared before me, the undersigned Notary Public for the State of Tennessee, the within named Grantor, **BRANDON WINGATE**, with whom I am personally acquainted and who acknowledged the execution of the foregoing instrument for the reasons therein contained.

Witness my hand this the 31st day of January, 2020.

Notary Public for the State of Tennessee

My commission expires: 2-8-2021

STATE OF TENNESSEE NOTARY PUBLIC WARREN COUNTY DWAYNE WOODS