PREPARED BY JOHN ROSS, ROSS & BARLOW, ATTYS., SAVANNAH, TN 38372

MAP 136-03-0-A
PARCEL 071.00 CO

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of $10.00 and other valuable considerations, the receipt and sufficiency of which is hereby acknowledged, I, **BARBARA C. SMITH,** unmarried, have bargained and sold and do hereby bargain, sell, transfer, and convey unto **BILLY RAY McLAIN,** a one half undivided interest as tenant in common with me with rights of survivorship in certain real property located in Davidson County, Tennessee, and which is bounded and described as follows, to-wit:

BOOK 10579 PG 344

A CERTAIN CONDOMINIUM APARTMENT IN DAVIDSON COUNTY, TENNESSEE, BEING TOWNHOUSE NO. 71, BUILDING NO. 10, IN A HORIZONTAL PROPERTY REGIME LOCATED ON THE PLAT OF PRIEST LAKE PARK CONDOMINIUM TOWNHOUSES, PHASE 1, OF RECORD IN BOOK 4460, PAGE 79 AND REVISED IN BOOK 4460, PAGE 88, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH REFERENCE IS HERE MADE.

Being the same property conveyed to Stephen L. Smith and wife, Barbara Smith by deed of Mildred B. Kirk Sullivan and husband, Horace Sullivan of record in Book 5226, page 590, Register's Office for Davidson County, Tennessee. The interest of Stephen L. Smith was conveyed to Barbara C. Smith by Quitclaim Deed dated 9/9/85, recorded in Book No. 9794, page 324 in the Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD a one half undivided interest in said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, unto the said BILLY RAY McLAIN, as a tenant in common with me with rights of survivorship.

WITNESS my hand this 11th day of August, 1997.

Barbara C Smith
BARBARA C. SMITH

STATE OF TENNESSEE
COUNTY OF Hardin

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

Witness my hand and official seal at office, on this the 11th day of August, 1997.

My Commission Expires: 9/9/2000

John Ross
NOTARY PUBLIC

STATE OF TENNESSEE, COUNTY OF HARDIN

I, or we, hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred is $ 0.

Barbara C Smith
AFFIANT

Subscribed and sworn to before me on this the 11th day of August, 1997.

My Commission Expires: 9/9/2000

John Ross
NOTARY PUBLIC

TITLE INSURANCE NOTICE

Pursuant to T.C.A. 56-35-133 notice is hereby given that an owner's title insurance policy in your favor for the amount of your purchase price (or for the amount of your purchase price of the property herein conveyed plus the cost of any improvements which you anticipate making) may be purchased that such policy will AFFORD TITLE INSURANCE PROTECTION TO YOU IN THE EVENT OF A DEFECT OR CLAIM OF DEFECT IN TITLE TO THE REAL ESTATE WHICH YOU ARE ACQUIRING (SUCH AS UNPAID BILLS FOR LABOR AND MATERIAL, FORGERY, MISSING HEIRS OR TAX LIENS), and that T.C.A. 56-35-133 requires that you sign the statement below indicating whether or not you wish to purchase this protection.

✓ This is to certify that I (we) have received the foregoing notice but do not wish to purchase an owner's title insurance policy for our protection.

_____ I (we) want to purchase title insurance for the property herein conveyed and agree to pay the attorney fees and insurance premium required for the same.

We acknowledge that unless otherwise agreed in writing, Ross & Barlow, Attorneys, shall have no responsibility to us for the status of the title to the real estate which we are acquiring.

Dated 11 Aug, 1997

Billy Ray McLain
BILLY RAY McLAIN

SEND TAX NOTICES TO:

BILLY RAY McLAIN, and
BABARA C. SMITH
311 West Eastport St.
Iuka, MS 38852

ADDRESS OF NEW OWNER:

SAME

BOOK 10579 PG 345

TAX MAP ____, GROUP ____, PARCEL _____

031 0578
IDENTIFICATION REFERENCE

97 AUG 22 PM 3:00
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

0115 08/22 0101 03CHECK 8.00