Davidson County DEEDQC
Recvd: 05/07/01 11:23 2pgs
Fees:10.00 Taxes:0.00

20010507-0046705

THIS INSTRUMENT PREPARED BY:
Douglas S. Hale, Attorney
HALE & HALE, PLC
312 First Tennessee Bank Bldg.
Franklin, Tennessee 37064

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL
Kristyn R. Stevenett 473 Whispering Hills Drive Nashville, Tennessee 37211	SAME	Map 147-15 Parcel 1

FOR AND IN CONSIDERATION OF LOVE AND AFFECTION by the hereinafter named Grantee, and no monetary consideration, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, **DAVID R. OSBORN**, a married person, hereinafter called the **"GRANTOR"**, hereby quitclaims and conveys all of his right, title and interest in and to that certain tract or parcel of land in Davidson County, Tennessee described as follows, unto **KRISTYN R. STEVENETT,** a married person, hereinafter called the **"GRANTEE"**, her successors and assigns, to-wit:

> LAND in Davidson County, Tennessee being Lot No. 474-A on the Plan of Whispering Hills, Section II-C, of record in Plat Book 2854, page 35, Register's Office for Davidson County, Tennessee.
>
> SAID Lot No. 474-A fronts 77.0 feet on the southwesterly margin of Whispering Hills Drive and extends back 260.5 feet on the southeasterly line and 268.7 feet on the northwesterly line to a dead line in the rear measuring 90.0 feet thereon.
>
> BEING the same property conveyed to Kristyn R. Stevenett and David R. Osborn, by Warranty Deed from Maxine L. Mosley, unmarried, of record in Book 9447, page 299, Register's Office for Davidson County, Tennessee.
>
> THIS IS THE SAME DESCRIPTION IN THE PREVIOUS DEED OF RECORD.

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

THIS QUITCLAIM DEED WAS PREPARED SOLELY UPON INFORMATION PROVIDED BY THE PARTIES AND NO TITLE EXAMINATION OR RESEARCH WAS CONDUCTED BY THE PREPARER THEREOF. THE PARTIES HERETO RELEASE DOUGLAS S. HALE AND HALE AND HALE, PLC FROM ANY AND ALL LIABILITY ARISING AS A RESULT OF ANY DEFICIENCIES, ERRORS OR INACCURACIES EXISTING IN SAID QUITCLAIM DEED AND SHALL HOLD HARMLESS AND INDEMNIFY DOUGLAS S. HALE AND HALE AND HALE, PLC FROM ALL LIABILITY, CLAIMS AND DAMAGES RESULTING THEREFROM.

This improved property is known as 473 Whispering Hills Drive, Nashville, Davidson County, Tennessee 37211.

Robyn M. Osborn, wife of David R. Osborn, hereby joins in this conveyance for the sole purpose of conveying any and all right, title and interest she may have in and to the subject property by reason of her marital status, or otherwise.

WITNESS, the hand of the undersigned this 25th day of April, 2001, in ~~Franklin, Tennessee~~ Salt Lake County, Utah.

David R. Osborn

Robyn M. Osborn

STATE OF ~~TENNESSEE~~ Utah
COUNTY OF ~~WILLIAMSON~~ Salt Lake

Personally appeared before me, the undersigned, a Notary Public, in and for State and County, David R. Osborn and wife, Robyn M. Osborn, the within named bargainors with whom I am personally acquainted and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand this 25th day of April, 2001 in ~~Franklin, Tennessee~~ Salt Lake County, Utah.

GLENDA K. MARCHESSAULT
NOTARY PUBLIC • STATE of UTAH
1944 EAST MOORMONT DR.
SALT LAKE CITY, UTAH 84117
COMM. EXP. 10-8-04

Notary Public

My Commission Expires: 10-8-04

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for the value of this transfer is Zero and NO/100 ($0.00) DOLLARS.

Affiant

Sworn to and subscribed before me, this 30 day of April, 2001.

Notary Public

My commission expires: 12-15-04

LAMAR E. HART NOTARY PUBLIC AT LARGE TENN. WILLIAMSON CO.

c:\WORD\Forms\QUITCLAIM DEED-Stevenett, Osborn