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This Instrument Prepared by
BROKERS ESCROW SERVICES, INC.
P. O. BOX 140255
211 DONELSON PIKE, SUITE 2
NASHVILLE, TENNESSEE 37214

Davidson County DEEDQC
Recvd: 05/21/01 12:23 2pgs
Fees:10.00 Taxes:0.00
20010521-0052304

ADDRESS OWNER:
Ruth Lance
2615 Lakeland Dr.
Nashville, TN 37214

SEND TAX BILL TO:
OWNER

MORTGAGEE:

MAP 095-12-0 Parcel 139.00

QUITCLAIM DEED

Instrument prepared from information provided by parties hereto.

For and in consideration of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to create fee simple absolute ownership in **RUTH LANCE**, a widow, and **RANDALL E. LANCE,** married, as joint tenants with right of survivorship, I, **RUTH LANCE**, by these presents do hereby quit claim, grant and convey unto David J. Waynick, Trustee, his successors and assigns, all of our right, title and interest in the following described tract of land in Davidson County, Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot No. 6 on the Plan of Martinwood Heights, of record in Book 2133, Page 63, Register's Office for Davidson County, Tennessee.

Said Lot No. 6 fronts 91.4 feet on the southerly margin of Lakeland Drive and runs back on the easterly line 189.9 feet on the westerly line 197.1 feet to a broken line on which it measures 88.8 feet.

Being the same property conveyed from Robert A. Chadwell and wife, Margaret B. Chadwell to John E. Lance and wife, Ruth Lance by Warranty Deed of record in Book 3132, Page 517 Register's Office for Davidson County, Tennessee.

John E. Lance, having since deceased, Death Certificate # 8903076, Davidson County, Tennessee leaving Ruth Lance as sole owner.

This is improved property known as:2615 Lakeland Dr, Nashville, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $0.00.

Ruth Lance
Affiant

Subscribed and sworn to before me this 18th day of May, 2001.

REBECCA R. WAYNICK NOTARY PUBLIC AT LARGE WILSON CO., TENN.

Rebecca R. Waynick
Notary Public

My Commission Expires
September 13, 2003

And now, I, the said David J. Waynick, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quit claim and convey unto **RUTH LANCE**, a widow, and **RANDALL E. LANCE,** married, as joint tenants with right of survivorship, all of my interest in the same property hereinabove described and set forth, to which reference is here made, and the interest in said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF we have hereunto set my hand on this the 18th day of May, 2001 .

Ruth Lance
RUTH LANCE

TRUSTEE

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 **RUTH LANCE**, the bargainor, 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 at Nashville, Tennessee this 18th day of May, 2001.

Notary Public

REBECCA R. WAYNICK NOTARY PUBLIC AT LARGE WILSON CO., TENN.
My Commission Expires September 13, 2003

My Commission Expires:

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 David J. Waynick, Trustee, with whom I am personally acquainted , and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 18th day of May, 2001.

Christie J. Lanium
Notary Public

CHRISTIE J. LANIUM NOTARY PUBLIC AT LARGE WILSON CO. TENN.

Comm. expires: July 3, 2001