This Instrument Prepared By:
K. Gabriel Heiser, Esq.
LAW OFFICES OF K. GABRIEL HEISER
155 FRANKLIN RD., SUITE 137
BRENTWOOD, TN 37027
(615) 221-9769

Davidson County DEEDQC
Recvd: 11/14/02 11:58 2pgs
Fees:12.00 Taxes:0.00
20021114-0141208

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that GRACE J. GARDNER, Grantor, her husband having predeceased her, for and in consideration of Ten Dollars ($10.00), cash in hand paid, together with other good, valuable, and satisfactory consideration, the receipt of all of which is hereby acknowledged, does hereby quitclaim and convey all of her right, title and interest in the property described below to the following Grantees as tenants in common in the percentages indicated, with rights of survivorship in all of the Grantees, as follows: GRACE J. GARDNER, a 99.5% interest; and HELEN ELLIS, a 0.5% interest. Said real estate is located in Davidson County, Tennessee, and is more particularly described as follows, to-wit:

> Being Lot 14 on the Plan of Martinwood Heights, as of record in Book 2133, page 63, Register's Office for said County.
>
> Said Lot 14 fronts 111.4 feet on the southerly margin of Lakeland Drive and runs back between lines 161.5 feet on the easterly line and 148.7 feet on the westerly line to a line in the rear, on which it measures 80.8 feet.
>
> Being the same property conveyed to TROY WILLIAM GARDNER AND WIFE, GRACE J. GARDNER by deed from Larry L. Morgan and wife, Pamela E. Morgan, dated November 30, 1972, of record in Book 4661, Page 420, Register's Office for Davidson County, Tennessee. The legal description set forth above is identical to that in the previous deed of record.

This is improved property known as 2703 Lakeland Drive, Nashville, Tennessee 37217.

No abstract or survey furnished for preparation of this instrument. This description is the same used in the previous deed of record.

IN TESTIMONY WHEREOF, this instrument was executed on Nov. 11, 2002.

Grace J. Gardner
GRACE J. GARDNER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public in and for said state and county, duly commissioned and qualified, personally appeared GRACE J. GARDNER, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and acknowledged that she executed the same as her free act and deed.

WITNESS my hand and Notarial Seal on Nov. 11, 2002.

Julia March Jones
NOTARY PUBLIC
My Commission Expires: July 26, 2003

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

New Owner/Property address:
GRACE GARDNER AND HELEN ELLIS
2703 Lakeland Drive
Nashville, Tennessee 37217

Address of New Owner:
GRACE J. GARDNER AND HELEN ELLIS
2703 Lakeland Drive
Nashville, TN 37217

Mail Tax Bills To:
GRACE J. GARDNER AND HELEN ELLIS
2703 Lakeland Drive
Nashville, TN 37217

PARCEL I.D.
Map 95-12
Parcel 147PW

I hereby swear or affirm that to the best of my knowledge, information and belief, the actual consideration for this transfer is No Dollars and No Cents ($ 0.00).

Helen L. Ellis
, Affiant

Subscribed and sworn to before me on Nov. 11, 2002.

Julia March Jones
NOTARY PUBLIC
My Commission Expires: July 26, 2003

NOTARY PUBLIC AT LARGE