Davidson County DEEDQC
Recvd: 01/30/03 11:01 2pgs
Fees:12.00 Taxes:0.00
20030130-0012733

After Recording Return to:
TransContinental Title Company
2605 Enterprise Road East, Suite 300
Clearwater, FL 33759
Deal No. 21-5530

QUIT CLAIM DEED

New Owner/ Property Being Conveyed
Susan J. Hunter and
John Hunter
314 Bonnalynn Drive
Hermitage, Tennessee 37076

Send Tax Bills To:
New Owner

Map & Parcel:
75-13-0169.00

For and in consideration of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, I, SUSAN J. HUNTER, Grantor, and SUSAN J. HUNTER and JOHN HUNTER, wife and husband, as tenants by the entirety, Grantees, all right, title and interest that I may have in and to the following described real property located in Davidson County, Tennessee, to wit:

LYING AND BEING in Davidson County, Tennessee and being more particularly bounded and described as follows:

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE DESCRIBED AS FOLLOWS:

BEING LOT NO. 61 ON THE MAP OF HERMITAGE HILLS SUBDIVISION, AS OF RECORD IN BOOK 3028, PAGE 179, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT NO. 61 FRONTS 82.11 FEET ON THE SOUTHEASTERLY MARGIN OF BONNALYNN DRIVE AND RUNS BACK 158 FEET ON THE EASTERLY LINE AND 152.4 FEET ON THE WESTERLY LINE TO A DEAD LINE IN THE REAR AND MEASURES 88 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO SUSAN J. HUNTER, BY DEED FROM MAVIS P. SKROCH, DATED 04/08/1991 AND RECORDED 04/08/1991 IN BOOK 8326, PAGE 164, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. SAID MAVIS P. SKROCH RESERVES UNTO HERSELF A LIFE ESTATE INTEREST.

Property Address: 314 Bonnalynn Drive, Hermitage, Tennessee 37076

Witness my hand this the 14 day of January, ~~2002.~~ 2003

Susan J. Hunter

SUSAN J. HUNTER

STATE OF TENNESSEE }

COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named SUSAN J. HUNTER, the bargainor, with whom I am personally acquainted (or who has both proved to me on the basis of satisfactory evidence), and who has acknowledged that she executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal this the 14 day of JANUARY, ~~2002.~~ 2003

Notary Public
My Commission expires: 6/9/06

I or we, hereby swear or affirm that to the best of affects knowledge, information and belief that actual consideration for the transfer is $ 10.00.

Subscribed and sworn to before me this the 14 day of JANUARY 2003.

Notary
My Commission expires: 6/9/06

No title search was preformed on the subject property by the preparer. The preparer of this deed makes no representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents, no boundary survey was made at the time of this conveyance

THIS INSTRUMENT PREPARED BY:
William E. Curphey & Associates
Young & Perl, PLC
One Commerce Square, Suite 2380
Memphis, Tennessee 38103