This Instrument Prepared Without Title Search,
From Information Provided by the Parties, by:
DAVID "RANDY" KENNEDY, ATTORNEY AT LAW
3052 Lebanon Road
Nashville, TN 37214
PH: (615) 883-4998

Davidson County DEEDQC
Recvd: 07/10/03 11:16 2pgs
Fees:12.00 Taxes:0.00
20030710-0095555

ADDRESS NEW OWNER:
Robert M. Donovan, et al
3126 Ironwood Drive
Nashville, TN 37214

SEND TAX BILLS:
Same as New Owner

MORTGAGEE:
NONE

MAP & PARCEL:
Map: 96-14
Parcel: 32

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, I, James B. Donovan, Jr. a single person, hereinafter called the Grantor, have bargained and sold, and by these presents do quitclaim and convey unto my children, Robert M. Donovan, Nancy Donovan, Angela Fay Donovan Reeves, Patsy Scarborough, and Shawn Donovan as Tenants in Common with right of survivorship, hereinafter called the Grantees, all of my right, title, and interest in and to a certain tract or parcel of land, in Davidson County, Tennessee, described as follows, to wit:

> Being Lot No. 122 on the plan of Twin Lawn Subdivision, as of record in Book 2331, Page 9, Register's Office for DavidsonCounty, Tennessee, to which plat reference is hereby made for a more complete description.
>
> Being the same property conveyed to James B. Donovan, Jr. (who is one and the same person as James B. Donovan) and Wife, Frances B. Donovan by Quitclaim Deed from Bernice Ketchersid, of record in Book 6421, Page 607, RODCT. The said Frances B. Donovan having predeceased James B. Donovan, Jr. and said property having passed to him by operation of law.

This is improved property located on and known as 820 Colfax Drive, Nashville, Tennessee 37214.

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

Witness my hand, this 31st day of July, 2003.

JAMES B. DONOVAN, JR. By Robert Michael Donovan, his Attorney-in-Fact Per Power of Attorney of record in Instrument No. 20030710-0095554 RODCT.

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 **Robert Michael Donovan acting on behalf of JAMES B. DONOVAN, JR.** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Quitclaim Deed for the purposes therein contained, with full right, power and authority so to act.

Witness my hand and official seal this the 31st day of July, 2003.

NOTARY PUBLIC

DAVID R. KENNEDY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

My Commission Expires: 1-28-06

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $None.

AFFIANT

Subscribed and sworn to before me this 31st day of July, 2003.

NOTARY PUBLIC

DAVID R. KENNEDY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

My Commission Expires: 1-28-06

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