Davidson County DEEDQC Recvd: 08/13/03 15:00 2pgs Fees:17.00 Taxes:0.00 20030813-0116449	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF ~~JULY~~ August 2003. Notary Public MY COMMISSION EXPIRES: Deputy Register (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JIMMY A. DUNCAN, ATTORNEY AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

THIS INSTRUMENT WAS PREPARED BASED SOLELY ON INFORMATION FURNISHED BY THE PARTIES NO INDEPENDENT TITLE SEARCH WAS PERFORMED.

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JODY GREER, ETUX	**SAME**	**8DA23145**
(NAME) **214 Eisenhower Drive**	(NAME)	
(ADDRESS) **Ashland City, TN 37015**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF $1.00 CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **WE, JODY GREER AND WILLIAM GREER,** BY THESE PRESENTS DO REMISE, RELEASE, QUITCLAIM AND CONVEY ALL OF OUR RIGHT, TITLE, AND INTEREST, UNTO **JIMMY A. DUNCAN, TRUSTEE,** HIS SUCCESSORS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 3 on the Plan of the Resubdivision of Lots 71, 72, 73, 74 and 75, Ries Subdivision of the E. F. Cockrill Farm, as of record in Book 4350, page 152, Register's Office for said County.

Said Lot No. 3 fronts 60 feet on the southerly side of Mackie Street and extends back 140 feet on the westerly line, and 90 feet on the easterly line, to a dead line measuring 78.25 feet thereon.

Being the same property conveyed to Joseph H. Smith and wife, Mamie L. Smith, by deed from Andrew Ewing, Trustee, dated February 10, 1971 and of record in Deed Book 4692, Page 903, in the Register's Office for Davidson County, Tennessee. The said Joseph H. Smith having predeceased Mamie L. Smith and the said Mamie L. Smith having since died. The Last Will and Testament of Mamie L. Smith devised said real estate to Jody Greer and William Greer. The Last Will and Testament of Mamie L. Smith being filed for probate as instrument number 4284/790367 (02P-1010), in the Probate Court Clerk's Office for Davidson County, Tennessee.

AND NOW, I, Jimmy A. Duncan, Trustee, for the express purpose of carrying out the intent of this conveyance do hereby remise, release, and quitclaim all of my right, title and interest in the same property herein above described unto **JODY GREER** and husband **WILLIAM GREER.**

This conveyance is subject to any and all restrictions, conditions, and easements of record in the Register's Office for Davidson County, Tennessee.

This is unimproved ( )
Improved (x) known as: 5903 Mackie Street, Nashville, TN 37209

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 11 day of **AUGUST, 2003.**

JODY GREER

WILLIAM GREER

JIMMY A. DUNCAN, TRUSTEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **JODY GREER AND WILLIAM GREER,** the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 11th day of **AUGUST, 2003.**

My Commission Expires: 01-27-07

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and state the within named **Jimmy A. Duncan, Trustee,** 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 instrument for the purposes therein contained.

Witness my hand and official seal at office this 6th day of **AUGUST, 2003.**

My commission expires: **OCTOBER 25, 2003.**

LEE A. COHEN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

Notary Public