Davidson County DEEDQC
Recvd: 11/06/03 13:26 2pgs
Fees:12.00 Taxes:0.00
20031106-0163225

This Instrument Prepared by:
J. Jill Qualls
CHEATHAM, PALERMO & GARRETT
43 Music Square West
P.O. Box 121857
Nashville, Tennessee37212

The actual consideration or value, whichever is greater for this transfer is zero dollars ($0)

AFFIANT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Sworn to and subscribed before me, this 28 day of September 2003

NOTARY PUBLIC
My Commission Expires: My Commission Expires SEPT. 30, 2006

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Chip Caston 621 Netherlands Drive Hermitage, Tennessee 37076	Same	Map-Parcel 75-11-104

FOR AND IN CONSIDERATION of a Final Decree of Divorce entered in the Fourth Circuit Court for Davidson County, Tennessee, **Laura Kay Caston,** by these presents do hereby quitclaim and convey unto **Chip Caston,** to his heirs, successors and assigns, all my right, title and interest in and to the following described tract of land:

LAND in Davidson County, Tennessee, Being Lot No. 215 on the Plat of Highlands of Tulip Grove, Section III, of record in Book 4675, Page 140, Register's Office for said County.

BEING the same property conveyed to Vinnie F. Hartman and Marion H. Richards f/k/a Maddox by deed of record in Book 5971, Page 402, Register's Office for

Davidson County, Tennessee.

BEING the same property conveyed to Chip Caston and wife Laura Kay Caston by deed of record in Book 11140, Page 484, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing restrictions and easements of record.

Laura Kay Caston is one and the same person as Laura Kay Powers.

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

THIS is improved property known as 621 Netherlands Drive, Hermitage, Tennessee 37076.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein act out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Whatever 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 my hand this 24 day of September, 2003.

Laura K. Caston

Laura Kay Caston

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Laura Kay Caston**, the within named bargainor, with whom I am personally acquainted, or proved to me based upon satisfactory information, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 24th day of September, 2003.

JULIE ANN MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

NOTARY PUBLIC
My Commission Expires: 11-25-06