PICK-UP

THIS INSTRUMENT PREPARED BY:

JAMES R. TOMKINS
GLASGOW & VEAZEY
222 SECOND AVENUE NORTH, SUITE 312
NASHVILLE, TN 37201
(615) 244-4693

Davidson County DEEDQC
Recvd: 03/29/04 09:54 2pgs
Fees:12.00 Taxes:0.00
20040329-0034751

QUITCLAIM DEED

Address New Owner(s) as Follows:	Send Tax Bills To:	Map Parcel Numbers
Iain Campbell Duncan	Same	Map 121-04-0-A
534 Williamsburg Drive		Parcel 34
Nashville, TN 37214		

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, TRACY ELAINE DUNCAN, by these presents does quitclaim and convey unto IAIN CAMPBELL DUNCAN, his heirs, successors and assigns, all her right, title and interest in and to the following described tract of land lying in Davidson County, Tennessee as follows:

A certain condominium unit located in Nashville, Davidson County, Tennessee, being Unit 534 on the Plan of Phase II of Williamsburg Condominiums as of record in Plat Book 6900, Page 266, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

This is the same property conveyed to Tracy Duncan and Iain Duncan by deed from Linda A. Copan of record in Book 11602, Page 812, Register's Office for Davidson County, Tennessee and the same property conveyed by Iain Duncan to Tracy Duncan by deed of record in Book 11615, Page 309, Register's Office for Davidson County, Tennessee.

This conveyance is made pursuant to a division of property in a divorce action in the Circuit Court for Davidson County, Tennessee, the style being Tracy Elaine Duncan v. Iain Campbell Duncan, Case No. 03D-890.

This is improved property known as 534 Williamsburg Drive, Nashville, Tennessee 37214.

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

Witness my hand this 10th day of March, 2004.

TRACY ELAINE DUNCAN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, LINDA M. PORTER a Notary Public in and for said County and State, TRACY ELAINE DUNCAN, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at Nashville, Tennessee this 10th day of March, 2004.

NOTARY PUBLIC

My Commission Expires: 11/25/06

STATE OF TENNESSEE)
COUNTY OF ~~Davidson~~ Rutherford) The actual consideration or value whichever is greater, for this transfer is

$ -0-.

Subscribed and sworn to before me, this 29th day of

Affiant

March, 2004.

My Commission Expires: 10/21/06

Notary Public

quitcd