Davidson County DEEDQC
Recvd: 05/13/04 12:04 3pgs
Fees:17.00 Taxes:0.00
20040513-0055962

This instrument prepared by:
BOBBY D. DAVIS
Attorney at Law
101 Shepherd Hills Drive
Madison, Tennessee 37115

ADDRESS NEW OWNER:
Mitchell W. Bowers, II
809 Tamarack South
Madison, Tennessee 37115
Map/Parcel: 53-09-79

SEND TAX BILLS:
Irwin Mortgage Corporation
400 Interstate N. Parkway, Ste. 580
Atlanta, Georgia 3039-5030

QUITCLAIM DEED

THIS INDENTURE made this 7 day of May, 2004, between **Aimee Jean Bowers** (hereinafter referred to as "Grantor"), and **Mitchell Wayne Bowers, II, individually** (hereinafter referred to as "Grantee"),

WITNESSETH: That the said Grantor, for and in consideration of the sum of One Dollar ($1.00) cash in hand paid by the said Grantee, the receipt of which is hereby acknowledged, have bargained, sold, remised, released, and QUITCLAIMED, and do hereby bargain, sell, remise, release and QUITCLAIM unto Mitchell Wayne Bowers, II, individually, his heirs and assigns, her interest in the following described property, to wit:

> **LAND** in Davidson County, Tennessee, being Lot Number 52--A, Zone Lot Division, Kimbolton Subdivision, Phase II, of record in Book 6900, Page 933, and amending Plat Book 6900, Page 792, 793, and 794, in the Register's Office of Davidson County, Tennessee.
>
> **BEING** the same property conveyed to Mitchell W. Bowers and wife, Aimee J. Bowers, by Warranty Deed from Bank One, of record in Instrument Number 200305120063363, and a Deed of Correction of record in Instrument Number 200309100132387, Register's Office for Davidson County, Tennessee.

All estate, right, title and interest of the Grantor therein, with the hereditaments and appurtenances thereto appertaining, hereby releasing all claims to therein. Whenever in this instrument at a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

This deed is prepared solely on the basis of information furnished. No legal advice is being given to the parties hereto. This deed contains no warranties of title, either expressed or implied. This deed shall only convey the interest owned by the Grantor herein, but not further and shall be subject to any and all claims, obligations and impediments of title that may exist. We do hereby disclaim any knowledge or liability for claims that may be had by persons or entities other than the Grantor herein.

IN WITNESS WHEREOF, the parties hereto have duly executed the foregoing on the day and year first above written.

Aimee Bowers
AIMEE JEAN BOWERS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, for said County and State appeared, **Aimee Jean Bowers**, with whom I am personally acquainted and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes therein contained.

Sworn to and subscribed before me, this the 7 day of May, 2004.

Denise Baker
NOTARY PUBLIC

My Commission Expires: 1/26/2008

DENISE BAKER NOTARY PUBLIC AT LARGE DAVIDSON CO. TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Be the actual consideration or value, whichever is greater, for this transfer is **$0.00**.

Aimee Bavers
AFFIANT

Sworn to and subscribed before me, this the 7 day of May, 2004.

Denise Baker
NOTARY PUBLIC

My Commission Expires: 1/26/2008

DENISE BAKER NOTARY PUBLIC AT LARGE DAVIDSON CO. TENN.