PREPARED BY (AND RETURN TO):

WILKINS & IVEY
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W & I Ref: (km) Title No: 45490

Dav. Co. File: Box 8

Davidson County DEEDQC
Recvd: 06/29/04 13:09 2pgs
Fees:12.00 Taxes:0.00
20040629-0077073

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Shari A. Farrell and Mark Garman 1921 Otter Creek Road Nashville, Tennessee 37215	SAME

TAX MAP-PARCEL NUMBERS: 144-16-003

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of **Ten Dollars** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Shari A. Farrell**, unmarried, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and quitclaim unto **Shari A. Farrell** a (1/2) one half undivided interest, and **Mark A. Garman**, a (1/2) one half undivided interest as joint tenants with right of survivorship, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 450 on the Plan of Hillsboro Park, Section V, of record in Book 2663, page 45, Register's Office for Davidson county, Tennessee, described as follows:

Beginning at a point in the south margin of Ashland Drive at the corner of Lots Nos. 448 and 450; thence with the line between said lots, southeasterly 357 feet to a point; thence northeasterly 250 feet to the westerly margin of Otter Creek Road; thence with the margin of the same, northwesterly 326.5 feet to the beginning of a curve; thence around said curve, westerly 38.7 feet to the southerly margin of Ashland Drive; thence with the margin of the same, south-westerly 143.8 feet to the point of beginning.

Being the same property conveyed to Reid B. Groomes and wife, Dorothy Sue Groomes by deed from Hillsboro Park Inc. of record in Book 2746, Page 397. The said Reid B. Groomes and Dorothy Sue Groomes have both since died, with Reid B. Groomes predeceasing Dorothy Sue Groomes. The Last Will and Testament of Dorothy A. Groomes, also known as Dorothy Sue Allen Groomes, of record in Will Vol. No. 5563/1370924, in the Seventh Circuit Court for Davidson County, Tennessee, Probate Division, devised subject property to Reida g. Gambill and Martha C. Publow.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2004 in the amount of $3149.76, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 2663, Page 45, said Register's Office, which Plan shows a 10 foot easement for public utility purposes along the rear line(s) of said lot purposes along the rear line(s); easement for Sanitary Sewers ad/or Storm Drainage to the Metropolitan Government of Nashville and Davidson County, Tennessee, by instrument of record in Book 7853, Page 167, said Register's Office.

This is property, known as: 1921 Otter Creek Road, Nashville, Tennessee 37215

WITNESS THE EXECUTION HEREOF this 24th day of June, 2004

Shari A. Farrell

State of TENNESSEE
County of DAVIDSON

On this 24th of June, 2004 before me the undersigned authority, personally appeared **Shari A. Farrell**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: MY COMMISSION EXPIRES JULY 21, 2007

Notary

SANDRA J. HOLLAND NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

State of TENNESSEE
County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 0.

Affiant

Sworn and subscribed before me this 24th day of June, 2004

My Commission Expires: MY COMMISSION EXPIRES JULY 21, 2007

Notary Public

SANDRA J. HOLLAND NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN