File Box 8

PREPARED BY (AND RETURN TO):

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W & I Ref: DM Title No: 45789

Dav. Co. File: Box 8

Davidson County DEEDQC
Recvd: 08/02/04 12:45 2pgs
Fees:13.00 Taxes:323.81
20040802-0092151

| ADDRESS NEW OWNER: | RESPONSIBLE FOR TAX PAYMENT: |
|---|---|
| Daniel M. Stewart<br>Patricia S. Stewart | SAME |

**TAX MAP-PARCEL NUMBERS:** 142-09-D-204

# *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, **Patricia Page Smith Stewart and Thomas Walter Diehl Smith, Jr., Successor Trustees of the Mildred C. Smith Revocable Living Trust** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and quitclaim unto **Daniel M. Stewart and wife, Patricia S. Stewart** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in **Davidson** County, Tennessee, described as follows: **To Wit:**

A Condominium Apartment in Davidson County, Tennessee, being Unit 8554 together with the carport designated as 8554-C of River Plantation, Section Ten, Phase II-C a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan to the Master Deed of record in Book 9700, Pages 186 and 187 Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the Condominium.

Being the same property conveyed to Mildred C. Smith by deed from Ernest E. Craun and wife, H. June Craun of record in Doc. No. 20030916-0135955, said Register's Office. By Quitclaim deed of record in Doc. No. 20040510-0053342, said Register's Office, subject property was conveyed to Mildred C. Smith and Patricia Page Smith Stewart, Co-Trustees of The Mildred C. Smith Revocable Living Trust. The said Mildred C. Smith has since died. Patricia Page Smith Stewart and Thomas Walter Diehl Smith, Jr., were appointed as Successor Trustees of the Mildred C. Smith Revocable Living Trust, in the event of the death of Mildred C. Smith.

**Description Reference:** Described from information contained in recorded condominium documents.

This conveyance is subject to: Taxes for 2004, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 9700, Pages 186 and 187, said Register's Office, which Plan shows minimum building set back lines and easements and to which Plan reference is hereby made for a more complete description.: The provisions of the condominium Master Deed of record in Book 9394, page 598, Book 10024, page 409, Book 7389 page 924, said Register's Office, which submits said property to a Horizontal Property Regime pursuant to the provisions of the Tennessee Horizontal Property Act and sets forth restrictions, assessments, liens and other matters.

**This is improved property, known as: 8554 Sawyer Brown, Nashville, Tennessee 37221**

**WITNESS THE EXECUTION HEREOF** this 28th day of July, 2004.

Patricia Page Smith Stewart, Co-Trustee of the Mildred C. Smith Revocable Living Trust

Thomas Walter Diehl Smith, Jr., Co-Trustee of the Mildred C. Smith Revocable Living Trust

**State of** Tennessee
**County of** Davidson

On this 30th, day of July, 2004 , before me the undersigned authority, personally appeared **Patricia Page Smith Stewart,** to me known (or proved to me on the basis of satisfactory evidenceto be Co-Trustee of the Mildred C. Smith Revocable Living Trust, the within named bargainor, a Revocable Living Trust, and acknowledged the execution of the foregoing instrument as such co-Trustee for the purposes therein contained.

Witness my hand and official seal on July 28, 2004.

My Commission Expires: _____

CHRISTY L. HUNT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JULY 21, 2007

Notary

**State of** Virginia
**County of** Fluvanna

On this 28, day of July, 2004, before me the undersigned authority, personally appeared **Thomas Walter Diehl Smith, Jr.,** to me known (or proved to me on the basis of satisfactory evidence to be Co-Trustee of the Mildred C. Smith Revocable Living Trust, the within named bargainor, a Revocable Living Trust, and acknowledged the execution of the foregoing instrument as such co-Trustee for the purposes therein contained.

Witness my hand and official seal on July 28, 2004.

My Commission Expires: June 30, 2006

Notary

**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: $ 87,516.94

Affiant

Sworn and subscribed before me this 30th day of July, 2004.

My Commission Expires: _____

CHRISTY L. HUNT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JULY 21, 2007

Notary Public