This Instrument Prepared By:
Joe G. Bagwell
5110 Maryland Way, Ste 320
Brentwood, TN 37207
(615) 221-6464 - Telephone
(615) 221-1286 - Fax

Return to:
Continental Title and Closing Co.
10413 Kingston Pike Ste 201
Knoxville, TN 37922

200408249
Smith

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, receipt of which is hereby acknowledged, I/We **Thomas Michael Smith and Patricia Ann Ewing, as joint tenants with right of survivorship** hereby bargain, sell, release, remise, quitclaim and convey unto **Thomas Michael Smith and Patricia Ann Smith, husband and wife,** all my/our right, title and interest in and to the following described real estate, to-wit:

See Exhibit A for Legal Description

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal this 13 day of September, 2004.

Thomas Michael Smith

Thomas Michael Smith

Patricia Ann Ewing

Patricia Ann Ewing

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for the County and State aforesaid, **Thomas Michael Smith and Patricia Ann Ewing,** to me known to be the person (s) described in and who executed the foregoing instrument, and who acknowledged they executed the same as their free act and deed for the purposes therein contained.

Witnessed my hand and official seal this 13 day of September, 2004.

NOTARY PUBLIC AT LARGE

My Commission Expires

Notary Public

STATE OF Tennessee
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Affiant

Sworn to and subscribed before me this 13 day of September, 2004.

NOTARY PUBLIC AT LARGE

My Commission Expires: 25 2004

Notary Public

My Commission Expires: _____

Tax Map and Parcel Number: 105-01-201.00

ADDRESS OF NEW OWNER
AND PERSON RESPONSIBLE FOR TAXES:
Thomas and Patricia Smith
1309 Tremont Avenue
Nashville, TN 37212

Davidson County DEEDQC
Recvd: 09/27/04 09:55 2pgs
Fees:12.00 Taxes:0.00

20040927-0115944

Exhibit "A"

Land in Davidson County County, Tennessee, being Lot No. 67 in John Boyd's Ament Tract, in the City of Nashville, Tennessee, a plan of which is of record in Book 21, page 83, Register's Office for Davidson County, Tennessee.

Said Lot No. 67 fronts 50 feet on the south side of Hancock (now Tremont Street) and runs back between parrallel lines 168 feet to an alley.

Being the same property conveyed to Thomas Michael Smith and Patricia Ann Ewing,as joint tenants with right of survivorship from Thomas Michael Smith by Quitclaim Deed dated 01/03/96, recorded 01/04/96, in Book 9908, page 568, Register's Office for said County.

Map and Parcel 105-01-201.00

This conveyance is made subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property.