THIS INSTRUMENT PREPARED BY: **Mudter Morgan & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **Record & Return To:** **First Title & Escrow Co., Inc.** **FTEC File No. 23387-09-2004** **File Box 9-B**	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $0.00. Affiant Subscribed and sworn to before me, this 29th day of September, 2004. Notary Public My Commission Expires: NOTARY PUBLIC AT LARGE Christina M. Read My Commission Expires November 15, 2006 STATE OF TENNESSEE

QUITCLAIM DEED

Address New Owner: Robert E. McQuiston, Jr. Millicent L. McQuiston 310 Valeria Street Nashville, TN 37210	**Send Tax Bills To:** NEW OWNER	**Tax Information:** Map No.119-01-0 Parcel No. 379

FOR AND IN CONSIDERATION of Ten and No/100ths Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, Mary D. McQuiston and husbnad, Robert E. McQuiston, ("Grantor"), does hereby quitclaim, transfer and convey unto Robert E. McQuiston, Jr. and wife, Millicent L. McQuiston, ("Grantee"), his heirs and assigns of all his right, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described on Exhibit "A" hereto.

This is improved property known as 310 Valeria Street, Nashville, Tennessee, 37210.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 29th day of September, 2004.

Mary D. McQuiston

Robert E. McQuiston

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Mary D. McQuiston and Robert E. McQuiston, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 29th day of September, 2004.

Notary Public

My Commission Expires:

ELIZABETH J. SMITH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires NOV. 24, 2007

Davidson County DEEDQC
Recvd: 10/05/04 14:49 2pgs
Fees:12.00 Taxes:0.00

20041005-0119951

EXHIBIT "A"

Land in Davidson County, being Lot No. 56, Block 29 on the Plan of Overhill City and W. H. Fox Subdivision of Blocks Nos. 14 thru 16, 20, 21, 29 and 30, Cumberland Nurseries Subdivision, in Plat Book 332, page 21, Register's Office for Davidson County, Tennessee to which plan reference is made for a more complete description.

Being the same property conveyed to Mary D. McQuiston and husband, Robert E. McQuiston by deed dated February 2, 1994 from David Curtis Stansell, II, Devisee under the Last Will and Testament of Robert Leroy Stansell, of record in Book 9243, page 174, Register's Office for Davidson County, Tennessee.