PICK-UP

Davidson County DEEDQC
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Fees:12.00 Taxes:0.00
20041116-0137336

QUITCLAIM DEED

FROM: **RHONDA RENEE CONATSER (now Alexander)**

TO: **JASON CONATSER**

This instrument Was Prepared by:
Allen Barnes, Esq.
211 Printers Alley Building
Suite 400
Nashville, Tennessee 37201-1472

Address of New Owner:	**Send Tax Bills To:**	**Map-Parcel Numbers:**
Jason Conatser 1428 Electric Avenue Nashville, TN 37206	(SAME)	Map: 094-01-0: Parcel: 467.00

AFFIDAVIT

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration or value, whichever is greater for this transfer, is $1.00.

Subscribed and sworn to before me, this the 20th day of May, 2004.

Conatser

Rhonda R. Alexander
Affiant

Notary Public

My Commission Expires: 9/25/04

FOR AND IN CONSIDERATION OF one dollar, cash in hand paid, the receipt of which is hereby acknowledged, Rhonda Renee Conatser (now Alexander) by these presents does hereby quitclaim and convey unto Jason Conatser, successors and assigns, all my right, title, and interest in and to the following described tract of land:

Being Lot No. 58 on the Map of Shelby Village No. 2 as of record in book 3835, page 48, Register's Office for Davidson County, Tennessee, as corrected in Book 2032, page 19, Register's Office for Davidson County, Tennessee.

Said Lot No. 58 fronts 60 feet on the southerly side of Electric Avenue and runs back between lines, 162.8 feet on the westerly line and 154.3 feet on the easterly line, to a dead line in the rear, measuring 60 feet thereon.

This conveyance is subject to taxes for the year 1984 and subsequent years, easements and restrictive covenants of record and Deed of Trust for the benefit of Dobson & Johnson, Inc., recorded in Book 5056 at page 781, Register's Office for Davidson County, which the Grantee herein agree to assume and pay.

The grantee further hereby assumes the obligations of Sabin Rife Thompson and wife, Shana S. Thompson under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned.

This is improved property known as 1428 Electric Avenue, Nashville, TN 37206.

Being the same property conveyed to Dwight Mason Conatser [now deceased] and wife, Rhonda Renee Conatser [now Alexander] by Marshall Thomas Taylor, joined by wife Carol B. Taylor by deed of record in Book 6294, page 883, Register's Office for Davidson County, Tennessee.

Witness my hand this 20th day of May, 2004.

Rhonda Renee Conatser Alexander
Rhonda Renee Conatser (now Alexander)

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, A. Lane McPhail, a Notary Public of said County and State, Rhonda Renee Conatser (now Alexander), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 20th day of May, 2004.

A Renee Myers
Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

My Commission Expires: 9/25/04