This Instrument Was Prepared By:
Consumer Trust Title & Escrow, LLC
219 Ward Circle, Ste 3
Brentwood, TN 37027

# QUITCLAIM DEED

FROM: JULIE RADEBAUGH, MARRIED

TO: JOHN RADEBAUGH AND WIFE, JULIE RADEBAUGH

SEND TAX BILLS TO:
JOHN & JULIE RADEBAUGH
1005 CALDWELL AVENUE
NASHVILLE, TN 37204

Davidson County DEEDQC
Recvd: 12/07/04 10:07 2pgs
Fees:12.00 Taxes:0.00
20041207-0145542

MAP-PARCEL NUMBERS: 105-9-233

---

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $0.

Affiant

Subscribed and sworn to before me, this the 6 day of December, 2004.

HOLLY LEIGH GRANT NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.
My Commission Expires JUNE 8, 2008

Notary Public
My Commission Expires:

---

FOR AND IN CONSIDERATION of the sum of No Dollars ($0.00), but other good and valuable consideration each to the other received, I, JULIE RADEBAUGH, MARRIED, do hereby quitclaim, and by these presents do transfer and convey all of my right, title, and interest unto JOHN RADEBAUGH AND WIFE, JULIE RADEBAUGH, the said Grantee(s), in and to a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

## EXHIBIT 'A'

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 8 ON G.R. HULINE'S PLAN OF SUBDIVISION OF LOTS 37 AND 38, WAVERLY LAND COMPANY'S ADDITION TO NASHVILLE AS OF RECORD IN BOOK 421, PAGE 163 OF THE REGISTER'S OFFICE OF SAID COUNTY.

THIS BEING THE SAME PROPERTY CONVEYED TO FANNIE SMYTHE BY WARRANTY DEED FROM M. RUSSELL HUGHES DATED OCTOBER 16, 1973 AND RECORDED OCTOBER 16, 1973 IN DEED BOOK 4756, PAGE 43, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. FURTHER CONVEYED TO JULIE RADEBAUGH, MARRIED BY WARRANTY DEED FROM FANNIE SMYTHE DATED NOVEMBER 29, 2004, RECORDED NOVEMBER 30, 2004 IN INSTRUMENT #20011130-0142188, SAID REGISTER'S OFFICE.

This is improved property known as 1005 CALDWELL AVENUE, NASHVILLE, TN 37204

IN WITNESS WHEREOF, we have hereunto set our hands on this the 6 day of December, 2004.

Julie Radebaugh

**********

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me personally appeared Julie Radebaugh 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 that they executed the same as their free act and deed.

Witness my hand and seal this 6 day of December, 2004.

Notary Public

My Commission Expires:

HOLLY LEIGH GRANT
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.
My Commission Expires JUNE 8, 2008