Davidson County DEEDQC
Recvd: 02/14/05 13:51 2 pgs
Fees:12.00 Taxes:0.00

20050214-0016535

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ _____.

Carolyn M. Moreno x Carolyn M. Moreno
Affiant

Subscribed and sworn to before me this 14th day of January, ~~2004.~~ 2005

_____
Notary Public

My Commission expires: 1-14-05

This instrument was prepared by:

Beam, Miller & Rogers, PLLC
709 Taylor Street
P.O. Box 280240
Nashville, TN 37228

Address New Owner as Follows:

Earl W. Hughes, Jr.
204 Dedham Drive
Nashville, Tennessee 37214

Send Tax Bills to:

Earl W. Hughes, Jr.
204 Dedham Drive
Nashville, Tennessee 37214

Map-Parcel Numbers:

85/7 72

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that Carolyn M. Moreno, for and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, has bargained and sold, and do hereby convey, remise, release and forever quitclaim unto Earl W. Hughes, Jr., his heirs, successors and assigns, her entire right title and undivided one-third (⅓) interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

BEING Lot No. 177, on the Plan of Stanford Country Club Estates, Section IV, as of record in Book 2900, Pages 83 and 84, Register's Office for said County. Said Lot No. 177 fronts 96.22 feet on the southwesterly side of Dedham Drive and runs back between lines 157 feet on the northwesterly line and 163 feet on the southeasterly line to a dead line in the rear on which it measures 72.35 feet.

BEING the same land conveyed to Earl W. Hughes, Jr., Carolyn M. Moreno and Rebecca L. Yablonski, from Earl W. Hughes, Jr. and Rebecca L. Yablonski, Co-Trustees of THE THELMA MARIE HUGHES REVOCABLE LIVING TRUST, by Quit Claim Deed of record as Instrument Number 20050214.0016534, in the Register's Office for Davidson County, Tennessee

THIS is improved property known as: 204 Dedham Drive, Nashville, Tennessee 37214.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 14th day of January, ~~2004.~~ 2005

Carolyn M. Moreno
Carolyn M. Moreno

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ 0
Earl W. Hughes Jr.
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 14 DAY OF Feb 20 05
Clara Brown
Deputy Register

STATE OF GEORGIA)
)
COUNTY OF Cherokee)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Carolyn M. Moreno, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at Woodstock, Georgia, this 14th day of January, 2004.

Notary Public

MY COMMISSION EXPIRES JAN. 31, 2005

My Commission expires: _____

The legal description and how title to the property is vested have been furnished to the draftsman by the Grantor, by third parties or from the record. No examination of title has been undertaken by the draftsman hereof, and no representations or warranties as to the state of title of the subject property are made. The draftsman assumes no liability as to the accuracy thereof. Failure to record this document timely may jeopardize your rights to the property.