Davidson County DEEDQC
Recvd: 02/22/05 14:09 2 pgs
Fees:12.00 Taxes:0.00
20050222-0019226

PREPARED BY:
BANKERS TITLE & ESCROW CORP.
5409 MARYLAND WAY
SUITE 120
BRENTWOOD, TN 37027

RETURN TO:

Prepared by:
Bankers Title & Escrow Corp.
5409 Maryland Way, Ste. 120
Brentwood, TN 37027

QUITCLAIM DEED

ADDRESS NEW OWNER	SEND TAX BILLS TO:	MAP & PARCEL
David E. Nelson 4943 Karen Ray Drive Antioch, TN 37013	~~New Owner~~ Union Planters Bank, NA dba Regions Mortgage 7130 Goodlett Farms Parkway Cordova, TN 38016	Map 162-3 Parcel 185

For and in consideration of the sum of $10.00 cash in hand paid, **Lydia A. Nelson,** hereinafter the GRANTOR, does hereby quitclaim and convey unto **David E. Nelson**, as his property, all of her right, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

BEING Lot No. 16, on the plan of Apache Hills, Section 4, of record in Plat Book 4460, page 60, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Said Lot 16 fronts 35.27 feet on the northeast margin of Karen Ray Drive and extends back 115.10 feet on the west line and 141. 58 feet on the southeast line, to a line on the rear on which it is a broken line, measuring 197.25 feet.

BEING the same property conveyed to David E. Nelson and wife, Lydia A. Nelson by deed from Gayle Ward Neff, formerly known as Gayle Ward, and husband, Frederick R. Neff of record in Book 11080, page 663, said Register's Office.

This is improved property known as 4943 Karen Ray Drive, Antioch, TN 37013.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

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

IN WITNESS WHEREOF, the GRANTOR has hereunder set her hand this 14th day of February, 2005.

GRANTOR:

Lydia A. Nelson
Lydia A. Nelson

STATE OF Tennessee)
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public of said County and State, **Lydia A. Nelson,** the within named bargainor, 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, at office, this 14th day of February, 2005.

NOTARY PUBLIC

R.L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON CO. TENNESSEE

My Commission Expires: May 24, 2008

STATE OF Tennessee)
COUNTY OF Davidson)

The actual consideration for this transfer is $-0-.

David E. Nelson
AFFIANT

Subscribed and sworn to before me, this the 14th day of February, 2005.

NOTARY PUBLIC

R.L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON CO. TENNESSEE

My Commission Expires: May 24, 2005