Davidson County DEEDQC
Recvd: 04/19/05 16:06 3 pg
Fees:17.00 Taxes:0.00
20050419-0043686

QUITCLAIM DEED

TO BE RECORDED IN THE OFFICE OF THE REGISTER OF DEEDS FOR DAVIDSON COUNTY, TENNESSEE.

ADDRESS NEW OWNER(S):	SEND TAX BILLS TO:	MAP-PARCEL NUMBER:
Mary Inez Crutchfield 3507 Geneva Circle Nashville, Tennessee 37209	Same	Map 092 05 0 076.00

THIS INDENTURE, made this 10th day of April, 2005, by and between **Carl Crutchfield** of Davidson County, Tennessee, and **Mary Inez Crutchfield** of Davidson County, Tennessee.

WITNESSETH:

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which is hereby acknowledged, **Carl Crutchfield** has this day bargained, sold, released, and quitclaimed and does hereby bargain, sell, release, and quitclaim unto the grantee, **Mary Inez Crutchfield** her heirs and assigns forever, all rights to a certain tract or parcel of land in Davidson County, Tennessee, together with any hereditaments and appurtenances thereto appertaining, more fully described as follows to wit:

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

BEING Lot No. 121 on the Plan of College Hill Section 5, as of record in Book 2900, Page 42, Register's Office for said County. Said Lot No. 121 fronts 94 feet on the southwesterly side of Geneva Circle, and extends back 212.5 feet on the southeasterly line and 181.2 feet on the northwesterly line, to a dead line in the rear on which it measures 168 feet.

Being part of the property conveyed to Calvin L. McKissack, Individually and as Trustee, by the following deeds; by deed from Russell Campbell, Executor, etc., as of record in Book 1469, page 569; by deed from Lottie D. Coleman, widow, as of record in Book 1517, page 84; by deed from G. T. Rhodes and wife, as of record in Book 1494, page 391 and by deed from Kate T. Sharber, a widow, as of record in Book 1494, page 317, all in said Register's office, and as surviving widow of Geneva W. McKissack, deceased.

Being the same property conveyed to Carl Crutchfield and wife, Mary Inez Crutchfield, by warranty deed from Calvin L. McKissack, Individually and as Trustee, as of record in Book 4076, page 874 in said Register's office.

This conveyance is subject to any and all existing easements and restrictions of record.

This is improved property known as 3507 Geneva Circle, Nashville, Davidson County, Tennessee, 37209.

This conveyance is made subject to (a) property taxes for 2005 and prior years, if any; (b) zoning regulations; and (c) all other matters of public record.

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT WAS ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED.

This is a conveyance of all of the estate, right, title, and interest of **Carl Crutchfield** in and to the described property together with any hereditaments and appurtenances thereto appertaining to **Mary Inez Crutchfield**, her heirs, and assigns forever and pursuant to *Tenn. Code Ann.* §66-1-110.

IN WITNESS WHEREOF, **Carl Crutchfield** has executed this Quitclaim Deed on this the 10 day of April, 2005.

Carl Crutchfield

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this the 10 day of April, 2005, personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, the within-named **Carl Crutchfield,** with whom I am personally acquainted, (or who was proven to me on the basis of satisfactory evidence) who upon oath stated that he executed the foregoing Quitclaim Deed as his free and voluntary act for the uses and purposes contained therein. Sworn to and subscribed before me this 10 day of April, 2005.

Charles Edward Williams
NOTARY PUBLIC

My commission expires: 3/21/09

CHARLES EDWARD WILLIAMS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires March 21, 2009

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, is $0.00.

Affiant

Sworn to and subscribed before me this the 10 day of April, 2004.

NOTARY PUBLIC

My commission expires: 3/21/09

CHARLES EDWARD WILLIAMS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires March 21, 2009

This Instrument Prepared By: MOSELEY & MOSELEY, Attorneys at Law, P.C.
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PURSUANT TO *TENN. CODE ANN.* §67-4-409(a)(3)(A) NO RECORDATION TAX IS LEVIED ON THIS TRANSFER TO ADJUST THE PROPERTY RIGHTS BETWEEN SPOUSES.