This Instrument Prepared by Richard A. Northcutt, Attorney
217 Pineway Dr, Nashville, TN 37217
based on information furnished by the parties

New Owner:
Mary F. Groves
1301 Neely's Bend Rd., #A-8
Madison, TN 37115

Send Tax Bills:
Owner

Map 52
Gp 16-0-A
Par 8co
FB 11D 92357

QUITCLAIM DEED

For and in consideration of the sum of $10.00 cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, we, Sherry D. Engle, Jerry W. Groves, Vickie L. Webster, and Mary F. Groves, hereinafter called the Grantors, for the purpose of extinguishing a life estate and creating an estate in fee simple absolute in the Grantee herein, have bargained and sold and by these presents do tansfer, convey, and quitclaim unto Mary F. Groves, the Grantee, her heirs and assigns, all right, title and interest in and to that certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

BEING Apartment Unit No. A-8 of Neely's Bend Condominium, created under Title 66, Chapter 27, Sections 101, et. seq., as amended, Tennessee Code Annotated, and as established by Master Deed of record in Book 5483, Page 86, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Neely's Bend Condominium of record in Book 5200, Page 200, said Register's Office, for a more complete identification and description of such Unit.

Being the same property conveyed to Mary F. Groves, unmarried, by deed from Ruth C. B. Stubblefield, of record in Book 9574, Page 116, said Register's Office. Reference is also made to a Quitclaim Deed of record in Deed Book 9574, Page 119, said Register's Office wherein Mary F. Groves conveyed the property to the Grantors herein and retained a life estate. IT IS AGREED AND UNDERSTOOD THAT THE PURPOSE OF THIS INSTRUMENT IS TO EXTINGUISH THE LIFE ESTATE AND TO CREATE AN ESTATE IN FEE SIMPLE IN MARY F. GROVES.

This is improved property known as 1301 Neely's Bend Road, #A-8, Madison, TN 37115.

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

Witness our hands this 29 day of August 1997.

Sherry Engle
SHERRY D. ENGLE

Jerry W. Groves
JERRY W. GROVES

Vickie L. Webster
VICKIE L. WEBSTER

Mary F. Groves
MARY F. GROVES

Davidson County DEEDQC
Recvd: 04/21/05 13:29 2 pg
Fees:12.00 Taxes:0.00
20050421-0044550

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said County and State, the within named Sherry D. Engle, the bargainor, to me known (or proved to me on the basis of satisfactory evidence) and who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal this 29 day of August, 1997.

Barbara White
NOTARY PUBLIC
Notary Public
AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires:
11-22-97

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said County and State, the within named Jerry W. Groves, the bargainor, to me known (or proved to me on the basis of satsifactory evidence) and who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal this 16 day of June, 1997.

My Commission Expires:
9-21-98

Barbara Dodson
NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said County and State, the within named Vickie L. Webster, the bargainor, to me known (or proved on the basis of satisfactory evidence) and who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal this 7 day of [illegible], 1997.

My Commission Expires:
March 21, 1998

NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said County and State, the within named Mary F. Groves, the bargainor, to me known (or proved on the basis of satisfactory evidence) and who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal this 10th day of June, 1997.

My Commission Expires:
5/25/2000

NOTARY PUBLIC

ANITA LESTER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

AFFIDAVIT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for the transfer is $-0-. Sworn to and subscribed before me, this 15 day of April, ~~1997~~ 2005

My Commission Expires:
6-26-07

Opal G Nichols
NOTARY PUBLIC

WILLIAMSON COUNTY, TN
APRIL G NICHOLS
NOTARY PUBLIC AT LARGE