THIS DOCUMENT PREPARED BY:
FRONTIER TITLE & ESCROW, INC.
109C EAST AVENUE
GOODLETTSVILLE, TN 37070-0485

MAP/PARCEL 43-16-58

NEW OWNER'S ADDRESS:
SEND TAX BILLS TO:
Kay Spears
6608 Beacon Lane
Nashville, TN 37215

Davidson County DEEDQC
Recvd: 07/22/05 16:19 4 pgs
Fees:22.00 Taxes:0.00
20050722-0085803

QUITCLAIM DEED

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration), we **Elizabeth M. Ballard, Margaret M. Simpkins n/k/a Margaret Moody, William L. Morris, Jr., Bruce E. Carlile, Clayton G. Carlile and Harry L. Carlile (Grantors),** by these presents do hereby quitclaim and convey unto **Kay Spears (Grantees),** her successors and assigns all of our interest in the following described tract or parcel of land, to wit:

A certain tract or parcel of land in the 11th Civil District of Davidson County, Tennessee, described as follows:

Being a part or portion of the land shown on the map of the Revised Subdivision of Colonial Bluff, as shown of record in Book 974, Page 23, Register's Office for Davidson County, Tennessee, more particularly described as follows:

Lots Nos. 28, 27, 26, 25, 24, and the Easterly one-half of Lot No. 23; Lots Nos. 33 to 38 inclusive and the Easterly part of Lot No. 32 determined by extending a line through the center of Lot No. 23 in a Southerly direction until the same intersects with the Southerly boundary line of said Lot No. 32, together with that part of the 20 foot street as shown thereon as is contained within the boundary of the property hereby conveyed and is contiguous thereto. Said street has been closed by Declaration of record in Book 2297, page 304, R.O.D.C.

Said lands herein conveyed are further described by metes and bounds according to the map of survey made August 12, 1953, by Z.J. Wilkinson, unrecorded, as follows, to-wit:

Being Tract No. 2 on said survey and beginning at a point marked by an iron pin set in a curve and being the center of the Northerly boundary of Lot. No. 23 on the map of aforesaid subdivision of Colonial Bluff; thence along said curve to the left with a radius of 814.5 feet a distance of 275 feet to the point of tangent of said curve; thence N. 46 deg. 30' E., 25 feet to the point; thence S. 43 deg. 30' E., 300 feet to a point; thence S. 71 deg. 30' W., 222.6 feet to a point; thence S. 12 deg. 30' E., 102 feet to a point; thence N. 87 deg. 25' W., 161 feet to a point; thence N. 23 deg. W., 235.2 feet to the beginning, more or less, and being part of the same property conveyed by Anderson Land and Improvement Company to Myrtle Anderson Marlowe, by deed of record in Book 737, page 64, as corrected by deed of record in Book 855, page 372, said Register's Office.

Included within the above description but excluded from this conveyance are the two parcels of land heretoforeto conveyed as follows:

1. Parcel conveyed by Elizabeth Carlile to State of Tennessee for use and benefit of Department of Highways by Warranty Deed of record in Book 4074, page 811, Register's Office for Davidson County, Tennessee.

2. Parcel divested out of Elizabeth Carlile and vested in the State of Tennessee for the use and benefit of the Department of Highways by decree of Fifth Circuit Court of Davidson County, Tennessee, of record in Book 4604, Page 745, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Elizabeth Carlile by deed form Myrtle Anderson Marlowe, of record in Book 2796, Page 146, Register's Office for Davidson County, Tennessee. The said Elizabeth Carlile a/k/a Elizabeth M. Carlile now being deceased and her Last Will and Testament having been admitted to Probate for the purpose of establishing muniment of title in the Probate Court for Davidson

County, Tennessee in Probate Case#_____ said Will having devised the interest in the above described property to the Grantors.

GRANTORS HAD PREVIOUSLY ATTEMPTED TO CONVEY THE ABOVE DESCRIBED PROPERTY TO GRANTEE BY DEED OF RECORD IN BOOK 9167, PAGE 868, BUT SAID DEED WAS EXECUTED AND RECORDED PRIOR TO THE PROBATE OF THE WILL OF ELIZABETH M. CARLILE THAT DEVISED PROPERTY TO GRANTORS.

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

IN WITNESS WHEREOF I/we have hereunto set my/our hand(s) on the 28th day of _____, 2005.

Elizabeth M Ballard
Elizabeth M. Ballard

Margaret M. Moody
Margaret Moody f/k/a Margaret M. Simpkins

William L. Morris, Jr.

Bruce E. Carlile

Clayton G. Carlile

Harry L. Carlile

STATE OF GEORGIA
COUNTY OF Lumpkin

Personally appeared before me, a Notary Public in and for the above-mentioned county and state, the within named bargainor, Elizabeth M. Ballard, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 8 day of March, 2005.

My Commission Expires: 3/31/08

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public in and for the above-mentioned county and state, the within named bargainor, Margaret Moody, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 4th day of May, 2005.

Linda D. Miller
Notary

My Commission Expires: Sept 24, 2005

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public in and for the above-mentioned county and state, the within named bargainor, William L. Morris, Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 28th day of June, 2005.

Christy Y. Lane
Notary

CHRISTY Y. LANE
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 3-21-09

STATE OF FLORIDA
COUNTY OF Clay

Personally appeared before me, a Notary Public in and for the above-mentioned county and state, the within named bargainor, Bruce E. Carlile, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 13 day of May, 2005.

Notary

My Commission Expires: August 5, 2008

Matthew Dapra
MY COMMISSION # DD344370 EXPIRES
August 5, 2008
BONDED THRU TROY FAIN INSURANCE, INC.

STATE OF ~~FLORIDA~~ North Carolina
COUNTY OF Henderson

Personally appeared before me, a Notary Public in and for the above-mentioned county and state, the within named bargainor, Clayton G. Carlile, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 13th day of June, 2005.

Heather A. Banks
Notary

HEATHER A. BANKS
NOTARY PUBLIC
HENDERSON COUNTY, NC
MY COMMISSION EXPIRES
AUG 1 2007

My Commission Expires: 8-1-07

STATE OF FLORIDA
COUNTY OF Volusia

Personally appeared before me, a Notary Public in and for the above-mentioned county and state, the within named bargainor, Harry L. Carlile with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 23rd day of June, 2005.

DEBORAH L. JONES-JACKSON
Notary Public - State of Florida
My Commission Expires Sep 30, 2008
Commission # DD 359048
Bonded By National Notary Assn.

Deborah L. Jones-Jackson
Notary

My Commission Expires September 30, 2008.

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

Tammy L. Mellard
Affiant

Sworn and subscribed before me, this the 28th day of June, 2005.

Christy Y. Lane
Notary Public

My commission expires: 3-21-09

CHRISTY Y. LANE
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY