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| **THIS INSTRUMENT PREPARED BY:**<br>**Mudter Morgan & Patterson**<br>**Attorneys-at-Law**<br>**2000 Richard Jones Road**<br>**Suite 110**<br>**Nashville, Tennessee 37215**<br><br>**Record & Return To:**<br>**First Title & Escrow Co., Inc.**<br>**FTEC File No. 24470-07-2005**<br>**File Box 9B** | STATE OF TENNESSEE, COUNTY OF DAVIDSON:<br>The actual consideration or value, whichever is greater, for this transfer is: $0.00.<br>Affiant<br>Subscribed and sworn to before me, this 22nd day of July, 2005.<br>Notary Public<br>My Commission Expires: |

GEORGE E. MUDTER, JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires JULY 19, 2008

# QUITCLAIM DEED

| | | |
|---|---|---|
| **Address New Owner:**<br>Candice M. Johnson, Trustee<br>401 Bowling Avenue #95<br>Nashville, TN 37215 | **Send Tax Bills To:**<br>NEW OWNER | **Tax Information:**<br><br>Map No.104-13-B<br>Parcel No. 87.00 CO |

**FOR AND IN CONSIDERATION** of Ten and No/100ths Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, Karen J. Speed, Unmarried, ("Grantor"), does hereby quitclaim, transfer and convey unto Candice M. Johnson, Trustee of the Candice M. Johnson Trust dated, January 21, 1997, ("Grantee"), her heirs and assigns, an undivided one-half interest as tenants in common in the real property in the County of Davidson, State of Tennessee, and more particularly described on Exhibit "A" hereto.

This is improved property known as 401 Bowling Avenue #95, Nashville, TN, .

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

**IN WITNESS WHEREOF**, Grantor has executed this instrument on this 22nd day of July, 2005.

Karen J. Speed

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Karen J. Speed, the 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 22nd day of July, 2005.

Notary Public

My Commission Expires:
7/19/08

GEORGE E. MUDTER, JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

19, 2008

Davidson County DEEDQC
Recvd: 07/28/05 13:33 2 pgs
Fees:12.00 Taxes:0.00

20050728-0088406

# Schedule "A"

Land in Davidson County, Tennessee, being Building Site 87 on the Plan of Richmeade Place Section Six, as of record in Plat Book 5210, page 357, Register's Office for Davidson County, Tennessee to which plan reference is made for a more complete description.

BEING the same property conveyed to Karen J. Speed by Warranty Deed from Ellen Sylvie Cousar of record as Instrument # _____, Register's Office for Davidson County, Tennessee.