QUITCLAIM DEED

ALL-STAR TITLE
120 DONELSON PIKE
SUITE 201
NASHVILLE, TN 37214
PH 615 883 5883
FAX 615 883 7543

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7/11/05

Notary Public

(AFFIX SEAL) NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

MY COMMISSION EXPIRES: 5/20/06

THIS INSTRUMENT WAS PREPARED BY
Lawrence Vogan, 120 Donelson Pike, Ste 201, Nashville, TN 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael E Lutz and wife, Michele R Lutz	SAME	83-06-312.00
(NAME)	(NAME)	
1508 Stratton Avenue	SAME	
Nashville, TN 37206	SAME	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Michael E. Lutz and wife Michele W. Lutz, HEREINAFTER CALLED THE GRANTORS, HEREBY QUITCLAIMS TO, **Michael E Lutz and wife, Michele R Lutz** , HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL HIS/HER/THEIR RIGHT, TITLE AND INTEREST IN A CERTAIN TRACT OR PARCEL OF LAND IN __DAVIDSON_____ COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being the westerly 1/2 of Lot No. 14 on the plan of Olivia W Sharpe's Second Addition to Nashville, of record in Plat Book 421 at page 176, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Michael E Lutz and wife, Michele W Lutz, by Deed from Donald W Ruskin and wife, Kathryn E Ruskin, dated 06/30/1989, of record in Book 7884, page 448, Register's Office for Davidson County, TN.

This is improved ☒ Unimproved property, known as 1508 Stratton Avenue, Nashville, TN 37206

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

WITH THE HEREDITAMENTS AND APPURTENANCES THERETO APPERTAINING, HEREBY RELEASING ALL CLAIM TO HOMESTEAD THEREIN. 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 my/our hands __7/11/05_____.

X _____
Michael E. Lutz

X Michele W. Lutz
Michele W. Lutz

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Jay E. Scott (notary public), ~~Michael E. Lutz Michele W. Lutz~~ Michael E. Lutz & Michele W. Lutz the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person(s) executed the within instrument for the purposes therein contained.

Witness my hand and official seal.

My Commission Expires:

Notary Public

JAY E. SCOTT NOTARY PUBLIC AT LARGE SUMNER COUNTY, TN
COMM EXPIRES JUNE 2, 2007

Davidson County DEEDQC
Recvd: 08/01/05 10:29 1 pgs
Fees:12.00 Taxes:0.00

20050801-0089490