Davidson County DEEDQC
Recvd: 08/09/05 12:27 2 pgs
Fees:12.00 Taxes:0.00
20050809-0094231

This Instrument Prepared By & Return to:
Title Enterprise Service Company, LLC.
8351 E Walker Springs Lane
Suite 103, Knoxville, TN 37923
3050498

Information in this document furnished by the parties and relied upon by the preparer of this document.

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, receipt of which is hereby acknowledged, I, **Robert Keith Moulder,** do hereby bargain, sell, release, remise, quitclaim and convey unto **Robert Keith Moulder and wife, Connie Moulder** all my rights, title and interest in and to the following described real estate, to-wit:

Land in the 4th Civil District of Davidson County, Tennessee, being lot No. 37 on the Plan of Scenic View Subdivision, prepared by W. W Turner Company, Engineers, on August 20, 1948, not of record, more particularly described as follows;

BEGINNING with a concrete monument at the west end of the return at the intersection of Keaton Avenue and a 50 ft dedication for street, said dedication being east of and adjacent to Lot No. 44; thence in a northwesterly direction along the northerly margin of Keaton Avenue a distance of 652.8 feet to an iron pin at the southeast corner of Lot No. 27 and running thence the following calls and distance:

Continuing in a Northwesterly direction along the northerly margin of Keaton Avenue 97.0 feet to an iron pin located in the southeast corner of Lot No. 36; thence in a northeasterly direction along the common line between lots 36 and 37 a distance of 141.0 feet to an iron pin located in the southerly margin of R.E. Richardson property; thence South 46 deg. 31' East along the southerly margin of the Richardson property 97.0 feet to an iron pin located in the northwest corner of Lot No. 38; thence in a southwesterly direction along the common line between Lots 37 and 38 for a distance of 142.0 feet to an iron pin; and the point of BEGINNING.

Being the same property conveyed to Robert Keith Moulder from Shirleen Moulder by Quitclaim Deed dated January 27, 2003 of record as shown on Instrument #20050809-0094230, in the Register's Office of Davidson County, Tennessee.

This conveyance is made subject to restrictions as set out in Deed of record in Book 1942, page 20, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all zoning regulations, building restrictions, easements, rights of public utilities or other governmental regulations applicable to the foregoing property. The taxes for the current year have been prorated and are assumed by the grantee(s).

IN TESTIMONY WHEREOF I have hereunto set my hand and seal this 25th day of July, 2005.

Robert K. Moulder

STATE OF TENNESSEE
COUNTY OF Davidson

On this 25th day of July, 2005, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Robert Keith Moulder** to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and who acknowledged the execution of same on their behalf to be his/her/their free act and deed.

Jacqueline G Brown
Notary Public

My Commission Expires:

NOTARY PUBLIC
AT LARGE
Jacqueline G. Brown
My Commission Expires
January 27, 2007
STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF Davidson

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

Robert K Moulder
Affiant

Subscribed and sworn to before me this 25 day of July, 2005.

Jacqueline G Brown
Notary Public

My Commission Expires:

NOTARY PUBLIC
AT LARGE
Jacqueline G. Brown
My Commission Expires
January 27, 2007
STATE OF TENNESSEE

Tax/Map ID & Parcel
44-05
45.00

New Owners:
Robert Keith Moulder and Connie Moulder
317 Keeton Ave
Old Hickory, TN 37138

Send Tax Bills to Same :