Davidson County DEEDQC
Recvd: 09/16/05 14:32 2 pgs
Fees:12.00 Taxes:0.00
20050916-0111748

PICK-UP

QUITCLAIM DEED

This instrument prepared by:

Mary B. Langford, Attorney at Law, 315 Deaderick Street, Suite 2075, Nashville, Tennessee 37238-2075

Address of new owner	Send tax bills to:	Map-Parcel-Numbers:
Rosanna Salgado McDonald 724 Newberry Road Nashville, Tennessee 37205	Transamerica Real Estate Tax Servs c/o Bank of America 6053 S. Fashion Square Dr., Ste 200 Murray, Utah 84107	Map: 102.15 Parcel: 025.00

For and in consideration of One Dollar ($1.00), cash in hand paid by the herinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged and in accordance with the terms and conditions fo the Divorce Decree in the case styled, Rosanna S. McDonald v. Thomas E. McDonald, Docket No. 05D-538, Davidson County, Tennessee, I:

THOMAS E. McDONALD

Hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto

ROSANNA S. McDONALD

Hereinafter called the Grantee, her heirs and assigns, a certain tract of parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 312 on the Plan of Brookmeade, Section IX as of recored in Plat Book 2331, pages 34 and 35, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Rosanna Salgado McDonald and husband Thomas E. McDonald by deed from Walter J. Smith and wife, Patricia F. Smith, dated April 18, 2003, Instrument Number 200305020059078, recorded at Registrar's Office, Davidson County, Tennessee.

Subject to any and all zoning regulations, building restrictions, setback lines, if any, and easements and rights of way for public utilities applicable to the property. Easements to the Metropolitan Government of Nashville and Davidson County for sanitary sewers and/or storm drainage, of record in book 4462, page 131, Register's Office for Davidson County, Tennessee. Subject to all matters appearing on the plan of Brookmeade, Section IX of record in Plat Book 2331, pages 34 and 35, Register's Office for Davidson County, Tennessee.

This is improved property known as 724 Newberry Road, Nashville, Tennessee 37205

Witness my hand, this the 30th day of August, 2005.

THOMAS E. McDONALD

STATE OF TENNESSEE)
COUNTY OF Davidson)

I, A Notary Public of the State and County aforesaid, certify that the within named bargainor, **THOMAS E. McDONALD**, with whom I am personally acquainted or who was proved on the basis of satisfactory evidence tome to be the person described in and who executed the foregoing instrument personally appeared before me and acknowledged under oath that he executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND AND NOTORIAL SEAL at office in the State and County aforesaid this the 26th day of August, 2005.

ANNE MARIE MORRIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Anne Marie Morris
Notary Public

My commission expires:

My Commission Exp. March 21, 2009

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $1.00.

Thomas E. McDonald

Sworn to and subscribed before me this 26th day of August, 2005.

ANNE MARIE MORRIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Anne Marie Morris
Notary Public

My commission expires:

My Commission Exp. March 21, 2009