This instrument prepared by:

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PICK-UP

Davidson County DEEDQC
Recvd: 10/11/05 14:41 2 pgs
Fees:12.00 Taxes:0.00
20051011-0122607

QUITCLAIM DEED

ADDRESS NEW OWNER(s) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
John J. Vanags	Wilson Bank & Trust	
(NAME)	(NAME)	
1025 Wyntergrace Farm Road	4736 Andrew Jackson Pkwy P.O. Box 54	075
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Old Hickory, TN 37138	Hermitage, TN 37076	54.05
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of One dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, John J. Vanags and Susan Bown, and spouses Judy Vanags, spouse of John J. Vanags and Jeff Bown, spouse of Susan Bown,

by these presents do hereby quitclaim and convey unto John J. Vanags,

his successors and assigns, all their right, title and interest in and to following described tract of land:

This is improved property known as 4197 Andrew Jackson Parkway, Hermitage, TN 37076

Land in the 4th Civil District of Davidson County, Tennessee, described to a survey made by Hickerson and Hickerson Engineers, October 5, 1964, as follows:

Beginning at an iron pin on the easterly margin of Old Hickory Boulevard at the intersection of said Boulevard and the southern boundary line of the property conveyed to Margaret Baker, by deed from F.G. Baker, et al., of record in Book 1157, Page 587, Register's Office for said County; thence with the easterly margin of said Boulevard south 4* 50' east 241 feet to an iron pin; thence north 73* 27' east 585.5 feet to an iron pin in an old established wire fence; thence with same north 19* 08' west 241.8 feet to a hackberry tree at fence corner and continuing with said fence, south 71* 28' west 187.8 feet to a hackberry tree and south 73* 27' west 337.8 feet to the beginning, containing 3 acres, more or less.

Being the same property conveyed to John J. Vanags, married and daughter Susan Bown, married by deed from James H. Baker and Jean M. Baker, Co-Trustees of the James H. Baker and Jean M. Baker Revocable Trust u/a dated January 20, 1999, James H. Baker, individually, and Jean M. Baker, individually of record in Instrument No. 200501120004392, Register's Office for Davidson County, Tennessee.

Subject to first mortgage to Wilson Bank & Trust of record Instrument Number 2005 0112-0004393, RODC, Tennessee.

STATE OF Tennessee
COUNTY OF Davidson

The actual consideration for this transfer is $ -0-

Subscribed and sworn to before me, this the 12th day of August 2005

REBECCA CLARK
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TN

My commission expires: 2-20-08

Affiant

Rebecca Clark
Notary Public

Witness our hands this 12th day of August, 2005, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

and spouses

Judy Vanags

Jeffrey Bown

John J. Vanags

Susan Bown

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, _____, a Notary Public in and for said County and State, _____, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the _____ of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this ____day of_____, ____.

_____
Notary Public

My Commission Expires:_____

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, Rebecca Clark, a Notary Public in and for said County and State, John Vanags and Susan Bown and spouses Judy Vanags and Jeffrey Bown _____, the within named bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

REBECCA CLARK NOTARY PUBLIC STATE OF TENNESSEE 2005 DAVIDSON COUNTY, TENN.

Witness my hand and official seal at Hermitage, this 12th day of Feb, 2008.

Rebecca Clark
Notary Public

My Commission Expires: 9/20/08

STATE OF_____
COUNTY OF_____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted, and who, upon oath, acknowledged _____self to be _____ of the _____ the within named bargainor, a corporation, and that _____he as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____self as _____.

Witness my hand and seal, at office in _____, this _____day of _____, ____.

_____
Notary Public

My Commission Expires:_____

QUITCLAIM DEED

John Vanags and Susan Bown

AND

John Vanags