Davidson County DEEDQC
Recvd: 10/12/05 10:23 3 pgs
Fees:17.00 Taxes:0.00
20051012-0122803

This Instrument Prepared By:
**James G. King**
Attorney at Law
530 Church Street
Suite 202
Nashville, TN 37219

This actual consideration or value whichever is greater for this transfer is $ 0 .

**AFFIANT** TN 077445515

**STATE OF** Tenn )
**COUNTY OF** Davidson )

Sworn to and subscribed before me this 31 day of August 2005.

Karen L Osment
**NOTARY PUBLIC**

KAREN L. OSMENT Notary Public At Large DAVIDSON COUNTY, TN

My Commission Expires: 7/25/09

**Quitclaim Deed**

**ADDRESS NEW OWNER :**
PHILLIP PAUL BILLIOT
212 Walnut Hill Drive
Nashville, Tennessee 37214

**SEND TAX BILLS TO :**
SAME

**MAP & PARCEL**
84-15-055.00

**FOR AND IN CONSIDERATION** as part of the settlement of property rights in the divorce proceedings in the Fourth Circuit Court for Davidson County, Tennessee, docket no. 05D-1446 between Helen Marie Billiot and Phillip Paul Billiot, I, **Helen Marie Billiot,** by and these presents do hereby quitclaim and convey unto **Phillip Paul Billiot,** to his heirs, successors and assigns, all my right, title and interest in and to the following described tract of land:

**RECORDERS MEMO**
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

Situate in Davidson County, Tennessee, and being designated as Lot 40 on the Map of Donelson Meadows of record in Deed Book 1835, page 35 in the Register's Office for Davidson County, Tennessee, and being more particularly bounded and described as follows:

Lot No. 40 is described as beginning at a point in the westerly margin of Walnut Hill Drive, the common corner of Lots 39 and 40; thence with the line between said lots Westerly 180 feet to a point in the easterly line of Lot 26; thence wit the westerly line if Lots 26 and 25, Northerly 52 feet to the corner of Lot 22; thence wit the line between Lots 22 and 40, Northeasterly 67.3 feet to the corner of Lot 21; thence with the line between Lots 21 and 40, Easterly 123.8 feet to the Westerly margin of Walnut Drive; thence with the margin of said drive, Southerly 87 feet to the beginning.

Being the same property conveyed to Phillip Billiott and wife, Helen Billiott from Florence W. Martin by deed dated 1/25/01 of record in Instrument No. 20010207-0012126, said Register's Office.

Being the same property conveyed to Phillip Billiot and wife, Helen Billiot from Phillip Billiot and Helen Billiot by deed dated 7-22-04 of record in Instrument No. 20040730-0091203, said Register's Office.

This is un-improved property known as: 212 Walnut Hill Drive, Nashville, Tennessee 37214.

Said property is conveyed subject to such limitation restrictions and encumbrances as may affect the premises.

This conveyance is a further division of the marital estate pursuant to the terms of a marital dissolution agreement entered in to between Helen Marie Billiot and Phillip Paul Billiot.

Helen Marie Billiot

**HELEN MARIE BILLIOT**

**STATE OF** Tennessee )
)
**COUNTY OF** Davidson )

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, **HELEN MARIE BILLIOT** the within-bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory information, and who acknowledged that she executed the within the instrument for the purposes therein contained.

Witness my hand and official seal at EOA, 1:15 pm, this day of 8-22-, 2005.

Ann Hall
NOTARY PUBLIC

My Commission Expires: November 22, 2008

ANN HALL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 22, 2008