Record and Return Mail To:
This Instrument Prepared By:
BOTTORFF, KAVIN & COOK, PLC (RTC)
Attorneys at Law
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027
(615) 371-0800

Prepared from Information
supplied by the parties

Davidson County DEEDQC
Recvd: 12/02/05 08:13 3 pgs
Fees:17.00 Taxes:0.00
20051202-0144741

NO CONSIDERATION
NO TITLE SEARCH
QUITCLAIM DEED

Address of New Owner:
Carol A. Gnyp, Trustee
134 N. Country Club Drive
Hendersonville, TN 37075

Send Tax Bills To:
Same

Map and Parcel No.
Map 106
Parcel 40

WITNESSES

Whereas, on November 14, 1996, Andrew Gnyp and Carol A. Gnyp created the Gnyp Family Revocable Living Trust Agreement ("Trust Agreement") with Andrew Gnyp and Carol A. Gnyp as Trustees; and

Whereas real property described in this deed was transferred to Andrew Gnyp and Carol A. Gnyp as Trustees of the Trust Agreement; and

Whereas on July 11, 2000, Andrew Gnyp died; and

Whereas as the result of Andrew Gnyp's death, Carol A. Gnyp became sole Trustee of the Trust Agreement; and

Whereas in accordance with the Trust Agreement, the real property described herein is to be conveyed to Carol A. Gnyp as Trustee of the Marital Trust U/A dated November 14, 1996.

For and in considerantion of one dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration, Carol A. Gnyp, Successor Trustee of the Gnyp Family Revocable Living Trust Agreement, dated November 14, 1996, ("Grantor") this day have bargained and sold, and hereby quitclaim, conveys and transfers unto Carol A. Gnyp, Trustee of the Marital Trust U/A dated November 14, 1996, ("Grantee"), all of its interest, right, and title in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows

SEE EXHIBIT A ATTACHED HERETO

Being the same property conveyed to Andrew Gnyp and Carol A. Gnyp, Trustees of the Gnyp Family Revocable Living Trust Agreement dated November 14, 1996, by deed from Andrew Gnyp, of record in Book 10286, page 453, Register's Office, Davidson County, Tennessee.

This is improved property known as 629 Cornelia Court, Nashville, TN 37217.

IN WITNESS WHEREOF, the Grantors hereby affix their signatures on this the 30th day of November, 2005.

Carol A. Gnyp
Trustee of the Gnyp Family
Revocable Living Trust Agreement
(dated November 14, 1996)

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is Zero Dollars ($0).

Affiant

Sworn to and subscribed to before me, this the 30th day of November.

Notary Public

NOTARY PUBLIC AT LARGE

My Commission Expires:
12/2/07

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Carol A. Gnyp,** with whom I am personally acquainted, and who acknowledged, upon oath, that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 30th day of November, 2005.

Notary Public

NOTARY PUBLIC AT LARGE

My Commission Expires:
12/2/07

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

EXHIBIT A

DESCRIPTION

Two parcels of real estate located in Nashville, Davidson County, Tennessee, described as follows:

Parcel No. 1:

Being Lot No. 6 on the unrecorded map showing a division of certain Buchanan Lands according to a survey of R.B. Sneed under date of April 27, 1955, and referred to in a decree of the Chancery Court of Davidson County, of record in Minute Book 178, page 100 of said Court, and being a portion of Lots 6, 7 and 8 on the Map showing the Albert Buchanan (deceased) Land, as divided among his heirs, of record in Plat Book 843, page 51, Register's Office for said County, and described according to a survey made by E.L. Miller, Jr. and Company, Surveyors, June 12, 1966 as follows:

Beginning at an iron pin on the southerly margin of a 25-foot lane bordering said property on the north at the northeast corner of Lot No. 7 on said unrecorded map of R.B. Sneed, thence with the sourtherly margin of said lane South 88° East 76.6 feet to an iron pin on the westerly margin of a 25 foot strip of land given for a street (now Cornelia Court); thence with the same, South 7° 45' West 223.5 feet to an iron pin; thence North 79° 45' West 70.6 feet to the southeast corner of said lot No. 7; thence with the line between said lots Nos. 6 and 7 on said unrecorded map, North 7° 45' East 212 feet to the beginning.

Parcel No. 2:

Two tracts of land in Davidson County, Tennessee: the first tract being part of Lots 6, 7 and 8 on the Map showing the Albert Buchanan (deceased) Land, as divided among his heirs, of record in Plat Book 843, page 51, Register's Office for said County, and being Lot No. 7 on the unrecorded map showing a division of certain Buchanan Lands according to a survey of R.B. Sneed under date of April 27, 1955, and referred to in a decree of the Chancery Court of said County, of record in Minute Book 178, page 100 of said Court; the second tract being Lot "B" on said unrecorded survey of R.B. Sneed. Said two tracts are described together according to a survey by Ralph W.C. Lambert, dated June 20, 1974, as follows:

Beginning at a railroad spike in the south margin of a 25-foot lane bordering said property on the north at the northeast corner of Lot No. 7 on said unrecorded map of R.B. Sneed, thence with the southerly margin of said lane S 88° 39' W 76.5 feet to an iron pin; thence leaving said lane S. 10° 26' W 196.8 feet to an iron pin; thence N 79° 45' W, 21 feet to an iron pin; thence S 10° 15' W, 180 feet to an iron pin, in the north margin of Cornelia Street (formerly Blossom or Ellen Avenue); thence with the margin of said street S 79° 45' E, 70 feet to an iron pin; thence leaving said street and with the west margin of the property conveyed to R.L. Couch and wife by deed of record in Book 2805, page 313, N 10° 15' E. 180 feet to an iron pin; thence S 79° 45' E 27.6 feet to an iron pin; thence N 10° E, 212 feet to the point of beginning.

RECORDERS MEMO
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