Davidson County DEEDQC
Recvd: 12/19/05 14:06 3 pgs
Fees:17.00 Taxes:0.00
20051219-0152029

This Instrument was prepared by:

Charles J. Friddell, Esquire
Suite 302
95 White Bridge Road
Nashville, Tennessee 37205

Address New Owner As Follows:	**Send Tax Bills to:**	**Map-Parcel Numbers:**
Mr. Gary W. Tidwell 5021 Meta Drive Nashville, Tennessee, 37211	Same	161-02-0 27

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that **GARY WADE TIDWELL** and **RONELDA LEA TIDWELL FENNELL**, Co-Administrators of the Estate of Andrew J. Tidwell, deceased, for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, and in connection with the distribution and closing of the Estate of Andrew J. Tidwell, in settlement of the intestate estate of Andrew J. Tidwell, Deceased, **have bargained and sold and hereby conveys, remises, releases and forever quitclaims** unto Gary W. Tidwell, an unmarried person, his heirs and assigns, all right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described on Exhibit A attached hereto and incorporated herein by this reference. The parcel of land is improved property located at 5021 Meta Drive, Nashville, Davidson County, Tennessee, 37211.

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

WITNESS my hand this 14th day of December, 2005.

Gary W. Tidwell
GARY W. TIDWELL, Co-Administrator of the Estate of Andrew J. Tidwell Docket No. 03P1983

Ronelda Lea Tidwell Fennell
RONELDA LEA TIDWELL FENNELL, Co-Administrator of the Estate of Andrew J. Tidwell Docket No. 03P1983

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, **GARY W. TIDWELL** and **RONELDA LEA TIDWELL FENNELL**, Co-Administrators of the Estate of Andrew J. Tidwell and the within named bargainors, with whom I am personally acquainted or who proved to me on the basis of satisfactory evidence, and who acknowledged that such persons executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal, this 14th day of December, 2005.

Alexandra D. Abraham
NOTARY PUBLIC

ALEXANDRA D. ABRAHAM NOTARY PUBLIC AT LARGE DICKSON COUNTY, TN

My Commission Expires:
10-24-06

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $ -0-

Gary W. Tidwell
Affiant

Subscribed and sworn to before me on this 14th day of December, 2005.

Alexandra D. Abraham
Notary Public

ALEXANDRA D. ABRAHAM NOTARY PUBLIC AT LARGE DICKSON COUNTY, TN

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No 79 on the Plan of McMurray Hills, as of record in Book 3700, Page 5, Register's Office for Davidson County, Tennessee.

Said Lot No. 79 fronts 78.2 feet on the westerly side of Meta Drive and runs back between lines 150.5 feet to its northerly line and 149.7 feet on its southerly line to a line in the rear on which it measures 75.4 feet.

Being the same property conveyed to Andrew Johnson Tidwell and wife, Peggy Lucille Tidwell, by deed from Atlas Construction Company, of record in Book 4025, Page 263, Register's Office for Davidson County, Tennessee.

Also being the same property awarded to Andrew Johnson Tidwell by Final Decree in the Fourth Circuit Court for Davidson County, Tennessee, Docket No. 75807, divesting the rights of Peggy L. Tidwell, said Decree is recorded at Book 6562, Page 355, Register's Office for Davidson County, Tennessee.