500978

Davidson County DEEDQC
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Fees:12.00 Taxes:0.00
20060105-0001673

File Box 30

Prepared By & Return To:
Southeast Title of Tennessee, Inc.
214 Centerview Drive, Suite 101
Brentwood, TN 37027
FILE # 500978

QUIT CLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

Billy J. Marlowe Jr., and Ginger Godwin now known as Ginger Godwin Marlowe

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER, CONVEY AND QUIT CLAIM UNTO,

Billy J. Marlowe Jr.

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN A CERTAIN PARCEL OF LAND, TOGETHER WITH AL TENEMENTS, HEREDITAMENTS AND APPURTTENANCES THERETO LOCATED IN Davidson COUNTY, TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Land in Davidson County, Tennessee, being Lot No. 12 on the Plan of River Vista Subdivision, Village of Old Hickory, of record in Book 1424, page 118, Register's Office for said County.

Included in the above description but excluded therefrom is the following tract of land conveyed to the United States of America by Deed from Clifford C. Drake and wife, Virginia M. Drake of record in Book 2156, page 177, said Register's Office, described as follows:

Beginning at a point in the line of the lands now or formerly of Herman A. and Willette Smith, said point being South 54 degrees 50 minutes East 340 feet from the most northwesterly corner of the lands of said Smith, thence from the point of beginning and severing the lands of the subject owner, North 2 degrees 45 minutes East 165 feet and North 1 degree 00 minutes East 305 feet to a point in the line of the lands now or formerly of Raymond H. and Elva L. Pestell, thence along said Pestell line, South 89 degrees 45 minutes East 37 feet to a point in the low water line of the Cumberland River, thence southerly and upstream following the meanderings of said water line, a distance of 510 feet, more or less, to a corner common to the lands of Herman A. And Willette Smith; thence leaving said water line and along said Smith line North 54 degrees 50 minutes West 60 feet to the point of beginning, containing fifty-one hundredths (0.51) of an acre, more or less.

Being all the same property conveyed to Billy J. Marlowe Jr., and Ginger Godwin by Warranty Deed dated February 28, 2002 and of record in Instrument Number 20020304-0026474, Register's Office for Davidson County, Tennessee.

Subject to taxes for the year 2005, easements and restrictive covenants, if any, of record in the Register's Office for said County together with any modifications and amendments thereto.

WITNESS MY HAND(S) AND SEAL THIS 16th day of December, 2005.

Billy J. Marlowe Jr.

Ginger Godwin Marlowe

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, the within named Billy J. Marlowe Jr., and wife, Ginger Godwin Marlowe, the bargainor (s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her/their free act and deed.

Witness my hand and official seal, this 16th day of December, 2005.

My commission expires:
1/28/06

Notary Public

Address of new owner:
Billy J. Marlowe Jr.
21 Jones Circle
Old Hickory TN 37138

send tax bills to: NEW OWNER

This is unimproved property.

MAP & PARCEL NUMBER(S) 44-11 / 182

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value whichever is greater for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this the 16th day of December, 2005.
My commission Expires:
1/28/06

Notary Public