Davidson County DEEDQC
Recvd: 01/10/06 10:07 3 pgs
Fees:17.00 Taxes:0.00

20060110-0003434

Name and Address of New Owner
Robert Bratcher
Frances Bratcher
1718 ~~178~~ Ordway Place
Nashville, TN 37206

Prepared By:
On Time Settlement Services
2000 Cliff Mine Road
Park West Two, Suite 210
Pittsburgh, PA 15275
2005120118

Send Tax Notice To:
1718
~~178~~ Ordway Place
Nashville, TN 37206

Map: 083-10-0-232.00

QUIT CLAIM DEED

Frances Neeley nka Frances Bratcher, a married woman, of Davidson County, Tennessee for consideration of ONE DOLLAR AND 00/100 ---------($1.00),cash in hand paid, and other goods and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, I/we the undersigned Frances Neeley nka Frances Bratcher, does hereby transfer, convey and quit claim to Robert Bratcher and Frances Bratcher, husband and wife, their heirs and assigns, forever, all our rights, title, claim and interest in and to that certain parcel of real estate situate and located in Davidson County Tennessee, and being more particularly described as follows, to wit:

SEE ATTACHED EXHIBIT "A"

Being the same property conveyed to Frances Neeley by Affidavit of Heirship dated April 7, 2003 and recorded April 28, 2003, in Instrument Number 20030428-0056561 of the Registry of Deeds of Davidson County, Tennessee.

This conveyance is to from wife to husband and wife and is therefore exempt from realty transfer taxes.

The purpose of this conveyance is to add spouse to title and change wife's name to married name.

Record & Return To:
On Time Settlement Services
2000 Cliff Mine Road
Park West Two, Suite 210
Pittsburgh, PA 15275
412-788-5212

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

REB
388

12/27/2005 TUE 12:33 FAX 412 788 5219 On Time Settlement Svcs 003/021

WITNESS the hand and seal of the said Grantor this 27th day of December, 2005

Maureen H Poole
WITNESS

Frances Neeley
Frances Neeley (SEAL)

WITNESS

n/k/a Frances Bratcher
nka Frances Bratcher (SEAL)

Maureen H Poole

Robert Bratcher
Robert Bratcher (SEAL)

STATE OF TENNESSEE
COUNTY OF Bedford

On this the 27th day of December A.D. 2005 before me, a Notary Public, the undersigned officer, personally appeared Frances Neeley nka Frances Bratcher and Robert Bratcher known to me (or satisfactorily proven) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged that he/she/they executed the same for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

MAUREEN H. POOLE NOTARY PUBLIC AT LARGE BEDFORD CO. TENN.

My commission expires: 3-11-2008

Maureen H Poole
NOTARY PUBLIC

I hereby swear or affirm that the actual consideration for this transfer is none.

Frances Neeley
Frances Neeley

n/k/a Frances Bratcher
nka Frances Bratcher

Robert Bratcher
Robert Bratcher

Sworn to and subscribed before me this the 27th day of December, 2005

Maureen H Poole
Notary Public
My Commission Expires: 3-11-2008

MAUREEN H. POOLE NOTARY PUBLIC AT LARGE BEDFORD CO. TENN.

12/27/2005 TUE 12:34 FAX 412 788 5219 On Time Settlement Svcs 004/021

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in Davidson County, Tennessee, being Lot No. 2 on the Map of Batson and Williams' Subdivision, of record in Book 1424, Page 30, Register's Office for said County. Said Lot No. 2 fronts 50 feet on the southerly side of Ordway Place and runs back between parallel lines 188.8 feet to a dead line.

Being the same property acquired by Frances Neely by Affidavit of Heirship dated April 7, 2003 and recorded April 28, 2003 in Instrument Number 20030428-0056560 and Instrument Number 20030428-0056561 in the Register's Office of Davidson County, Tennessee.

Parcel #083-10-0-232.00