Davidson County DEEDQC
Recvd: 01/11/06 08:33 2 pgs
Fees:12.00 Taxes:0.00

20060111-0003943

This Instrument Prepared By:
Vincent Zuccaro, Attorney
3326 Aspen Grove Dr., Ste 504
Franklin, Tennessee 37027

PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES

QUITCLAIM DEED

Address of New Owners:	Send Tax Bills To:	Map and Parcel No.
Cynthia L. Stannard &		**Map 83-5**
Valerie W. Stannard	**Same**	**Parcel 290**
1205 Stratton Avenue		
Nashville, TN 37206		

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration, **GORDON F. STANNARD** ("Grantor"), this day has bargained and sold, and hereby quitclaims, conveys and transfers unto **CYNTHIA L. STANNARD & VALERIE W. STANNARD** ("Grantees"), their heirs, successors and assigns, the property described as follows:

1205 Stratton Avenue, Nashville, Davidson County, Tennessee 37206. Land in Davidson County, Tennessee, being Lot Number 4, Block A, on the Plan of F.O. Beasley's Addition to East Nashville, of record in Plat Book 57, page 85, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Cynthia L. Stannard, Valerie W. Stannard and Gordon F. Stannard, by Deed, dated June 29, 1991, of record in Book 8391, page 794, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements of record.

THIS IS A HOME AND A LOT commonly known as 1205 Stratton Avenue, Nashville, Davidson County, Tennessee 37206.

IN WITNESS WHEREOF, the Grantor hereby affixes his signature on this the 4th day of January, 2006.

GORDON F. STANNARD

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 Gordon F. Stannard, 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 4th day of January, 2006.

VINCENT ZUCCARO Notary Public At Large WILLIAMSON COUNTY, TENN.

My Commission Expires February 10, 2007

Vincent Zuccaro
Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or true value, whichever is greater for this transfer is $1.00.

Vincent Zuccaro, Esquire
Affiant

Subscribed and sworn to before me, this the 9th day of January 2006.

PAULA DIANE STALLCUP STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY, TN

Paula Diane Stallcup
Notary Public

My Commission Exp. August 3, 2008