QUITCLAIM DEED

2006010252

JOHN GLEAVES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF January, 2006.

Notary Public

MY COMMISSION EXPIRES: 7-29-06

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

Davidson County DEEDQC
Recvd: 01/30/06 16:25 1 pgs
Fees:12.00 Taxes:0.00
20060130-0011607

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Susan Riggs	SAME	
909 Oak Valley Lane (NAME) ~~Michael F. Little, Jennifer Little~~	(NAME)	146-1-11
Nashville TN 37220 (ADDRESS) ~~909 Oak Valley Lane~~	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, Susan Riggs f/k/a Susan P. Little HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO Susan Riggs, unmarried, and Michael F. Little and wife, Jennifer Little, all as joint tenants with right of survivorship HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF MY RIGHT, TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN Davidson COUNTY, STATE OF Tennessee, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 12 on the Plan of Oak Hill Valley Subdivision, as of record in Book 1835, pages 15 and 16, Register's Office for Davidson County, Tennessee.

Said Lot No. 12 fronts 190 feet on the southerly side of Oak Valley Lane and runs back between parallel lines 235 feet to the center of Old Kirkham Road.

Being the same property conveyed to Susan P. Little k/n/a Susan Riggs by deed from H. Hunter Husband and wife, Rosemary T. Husband filed for record in Book 6280, page 943, Register's Office for Davidson County, Tennessee.

Information used in the preparation of this instrument was supplied by parties. No title examination was performed and no title insurance was issued.

unimproved ( )
This is improved (X) property, known as 909 Oak Valley Lane, Nashville, Tennessee 37220
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

Witness my/our hand(s) this 20th day of January, 2006.

Susan Riggs

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Susan Riggs, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 20th day of January, 2006.

Notary Public

My Commission Expires: 7-29-06

(SEAL)

JOHN GLEAVES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.