Davidson County DEEDQC
Recvd: 02/16/06 08:22 2 pgs
Fees:12.00 Taxes:0.00
20060216-0018637

THIS INSTRUMENT WAS PREPARED BY: STATE TITLE, INC.
4334 LEBANON ROAD
HERMITAGE, TN 37076

QUITCLAIM DEED

ADDRESS OF OWNER(s)	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Bob Earheart P.O. Box 356 Mt. Juliet, TN 37122-0356	new owner	Map/Parcel 074-08-79 and 096-02-46

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, receipt of which is hereby acknowledged, Robert Edward Earheart, hereinafter referred to as Grantor(s), do(es) hereby Quitclaim and convey unto Bob Earhart, hereinafter referred to as Grantee(s), his heirs and assigns, all his right, title, and interest in and to the following described tract of land:

See attached Exhibit "A" for legal description which is incorporated herein by reference

This conveyance is made subject to any and all conditions, restrictions, and easements of record.

This property is known as:

Tract A: 8102 Bonnafair Drive, Hermitage, TN 37076 (Map 074-08, Parcel 79)

Tract B: 122 Stewarts Ferry Pike, Nashville, TN 37214 (Map 096-02, Parcel 46)

WITNESS my hand, this the 15th day of February, 2006.

Robert Edward Earheart

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Robert Edward Earheart, the within named bargainor(s) with whom I am personally acquainted, or whose identity was proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purpose therein contained.

WITNESS my hand and official seal this the 15th day of February, 2006.

DONNA C. PIONK NOTARY PUBLIC AT LARGE DAVIDSON CO., TENN.

Donna C. Pionk
NOTARY PUBLIC

My Commission Expires:

STATE OF Tennessee
COUNTY OF Davidson

MY COMMISSION EXPIRES: JAN 26, 2008

The actual consideration for this transfer is $1.00.

Affiant

Sworn to and subscribed before me this 15th day of February, 2006.

My Commission Expires:

DONNA C. PIONK NOTARY PUBLIC AT LARGE DAVIDSON CO., TENN.

Donna C. Pionk
NOTARY PUBLIC

MY COMMISSION EXPIRES: JAN 26, 2008

LEGAL DESCRIPTION - EXHIBIT A

TRACT A: LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 668 ON THE PLAN OF HERMITAGE HILLS, SECTION 7, AS OF RECORD IN BOOK 3300, PAGES 62 AND 63, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 668 FRONTS 90.2 FEET ON THE EASTERLY SIDE OF BONNAFAIR DRIVE AND EXTENDS BACK 189.85 FEET ON THE NORTHERLY LINE AND 125 FEET ON THE SOUTHERLY LINE TO A DEAD LINE MEASURING 111 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO DALTON E. EARHEART BY DEED FROM JOHNNIE L. HESTER AND WIFE, LINDA L. HESTER, DATED MARCH 31, 1975, AND OF RECORD IN BOOK 5012, PAGE 421, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. DALTON E. EARHEART HAVING DIED ON APRIL 3, 1976. FLORA ANN EARHEART PREDECEASED DALTON E. EARHEART. PROPERTY NOW VESTS IN ROBERT EDWARD EARHEART BY LAST WILL AND TESTAMENT OF DALTON EDWARD EARHEART, OF RECORD IN WILL BOOK 116, PAGE 469, PROBATE COURT OF DAVIDSON COUNTY, TENNESSEE, AND OF RECORD IN INSTRUMENT NUMBER 20060208-0015823, SAID REGISTER'S OFFICE. ROBERT EDWARD EARHEART AND BOB EARHEART ARE ONE IN THE SAME PERSON.

TRACT B: LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 46 ON THE MAP OF SECTION ONE, CLOVER BOTTOM SUBDIVISION, OF RECORD IN BOOK 1424, PAGE 50, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO D.E. EARHEART (ALSO KNOWN AS DALTON E. EARHEART) AND WIFE, FLORA ANN EARHEART BY DEED FROM R. D. STANFORD, JR. AND WIFE, MARGARET G. STANFORD, DATED APRIL 27, 1948, AND OF RECORD IN BOOK 1637, PAGE 127, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. FLORA ANN EARHEART PREDECEASED DALTON E. EARHEART. DALTON E. EARHEART HAVING DIED ON APRIL 3, 1976. PROPERTY NOW VESTS IN ROBERT EDWARD EARHEART BY LAST WILL AND TESTAMENT OF DALTON EDWARD EARHEART, OF RECORD IN WILL BOOK 116, PAGE 469, PROBATE COURT OF DAVIDSON COUNTY, TENNESSEE, AND OF RECORD IN INSTRUMENT NUMBER 20060208-0015823, SAID REGISTER'S OFFICE. ROBERT EDWARD EARHEART AND BOB EARHEART ARE ONE IN THE SAME PERSON.