**THIS INSTRUMENT PREPARED BY:**

**JANELLE A. SIMMONS**
Attorney at Law/BPR: 022290
1308 Eighth Avenue North
Nashville, TN 37208
(615) 254-0202

Davidson County DEEDQC
Recvd: 04/17/06 13:41 3 pgs
Fees:17.00 Taxes:0.00
20060417-0043362

**Map-Parcel Numbers**
**Map: 96-10**
**Parcel:24**
**3D-58552**

# QUITCLAIM DEED

**FROM: TERRELL EUGENE COTHRAN**

**TO: JUDY ANN COTHRAN**

**ADDRESS NEW OWNER AS FOLLOWS:**

**JUDY ANN COTHRAN**
**416 Coburn Lane**
**Franklin, TN 37069**

**SEND TAX BILL TO:**
Judy Ann Cothran
416 Coburn Lane
Franklin, TN 37069

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This quitclaim deed made on the 17th day of April, 2006, between Terrell Eugene Cothran and Judy Ann Cothran.

That for and in the consideration of the parties the sum of One Dollars, ($1.00), and in compliance with a decree of absolute divorce filed in the Williamson County Chancery Court, State of Tennessee, and for the express purpose of making a reconveyance to create fee simple title to **Judy Ann Cothran**, I, **Terrell Eugene Cothran**, hereinafter referred to as Grantor, by these present do hereby release, remise and forever quitclaim unto **Judy Ann Cothran**, hereinafter referred to as Grantee, all of his interest, if any, in that certain real property commonly known as **3108 Crosswood Drive, Nashville, Davidson County, State of Tennessee** described as follows:

*Being Lot No. 52 on the plan of Cloverhill Subdivision, Section VIII, of record in Book 2331, Pages 10 and 11, Register's Office for Davidson County, Tennessee*

*Said Lot No. 502 fronts 95 feet on the northerly side of Crosswood Drive and extends back 181 feet on the westerly line and 169.5 feet on the easterly line, to a line at the rear measuring 53 feet thereon.*

*Being the same property conveyed to Terrell Eugene Cothran and Judy Ann Cothran from Chester A. Butler, III and wife Barbara G. Butler subject to restrictive covenants of record in Book 2145, Page 262, and Book 2334, Page 307, said Register's Office.*

*This instrument is also made subject to all applicable local government planning, building and zoning regulations, and to the plan of record in Book 2331, Pages 10 and 11 said Register's Office*

Together will all the tenements, hereditaments, and appurtenances thereunto belonging, and the reservations, remainders, rents, issues and profits thereof.

To have and to hold, all and singular promises, with the appurtenances, unto **JUDY ANN COTHRAN** and her heirs and assigns forever.

In witness where of **TERRELL EUGENE COTHRAN** has hereunto this day and year as set forth above.

**TERRELL EUGENE COTHRAN**

**STATE OF TENNESSEE** )
**COUNTY OF** Davidson )

**TERRELL EUGENE COTHRAN,** personally appeared before me, a Notary Public in and for said County and State, with whom I am personally acquainted, (or proved to me on the basis on satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 17th day of April, 2006

**NOTARY PUBLIC**

M. LEE BARRETT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

My Commission Expires:
5/23/09

**STATE OF TENNESSEE** )
**COUNTY OF** Davidson )

The actual consideration or value whichever is greater, for this transfer is, 0

**JUDY ANN COTHRAN**

Sworn to and subscribed before me, this the 17th day of April, 2006.

**NOTARY PUBLIC**

JOHNNIE A. LUKEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires:
My Commission Exp. Nov. 22, 2008