Davidson County DEEDQC
Recvd: 05/10/06 12:29 2 pgs
Fees:12.00 Taxes:0.00
20060510-0054940

This Instrument Prepared By:
Mark A. Ellmore, Attorney
1821 Old Murfreesboro Pike
Nashville, TN 37217

QUITCLAIM DEED

For and in consideration of Ten Dollars and 00/100 ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, **Michael Sean Ford,** by these presents do hereby quitclaim and convey to **The Michael Sean Ford Special Need Revocable Living Trust** all of my right, title, life estate and interest in and to the following described tract of land to wit:

LAND in Davidson County, Tennessee, being Unit No. D-15 of Southern Hills Condominium, created under Title 66, Chapter 27, Section 101 et seq., as amended, Tennessee Code Annotated, and establishing the Horizontal Property Regime by a Master Deed of record in Book 6594, Page 502, Register's Office for said County, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Southern Hills Condominium as set forth in Exhibit A-2 of said Master Deed for a more complete identification and description of said Unit.

Being the same property conveyed to Michael Sean Ford by Warranty Deed from Brenda H. Oeser, Denise J. Johnson and Camelia N. Johnson, joint tenants with rights of survivorship, of record in Instrument No. 20051207-0147181, Register's Office for Davidson County, Tennessee. Brenda Harrington Oeser was appointed Conservator for Michael Sean Ford by Order No. 05P-442 in the Seventh Circuit Court for Davidson County, Tennessee, at Nashville (Probate Division).

This is improved property is known as **370 Wallace Road, Unit D-15, Nashville, TN 37211.**

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

WITNESS my hand and seal on this 6th day of December, 2005.

Michael Sean Ford by Brenda Harrington Oeser, Conservator

Michael Sean Ford by Brenda Harrington Oeser, Conservator

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Brenda Harrington Oeser, known to me (or satisfactorily proven) to be the Conservator for Michael Sean Ford, and who acknowledged that she executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 6th day of December, 2005.

Notary Public

My commission expires:
11/25/06

STATE OF TENNESSEE
COUNTY OF Davidson

AFFIDAVIT

I do hereby certify that the actual, true and correct consideration or value, whichever is greater, for this transfer is $-0-, which is paid for the property herein conveyed.

Affiant

STATE OF TENNESSEE
COUNTY OF Davidson

Sworn to and subscribed before me this 6th day of December, 2005.

11/25/06
My commission expires:

Notary Public

ADDRESS OF NEW OWNERS:
Michael Sean Oeser
C/O Brenda Oeser
86 Tusculum Rd.
Antioch, TN 37013

SEND TAX BILLS TO:
SAME

Map/Parcel:
147-3-B-76.00CO