QUITCLAIM DEED

Return to:
All-Star Title, Inc.
120 Donelson Pike, Ste 201
Nashville, TN 37214
Ph: (615) 883-5883 Fax: (615) 883-7543

(AFFIX SEAL)

STATE OF TENNESSEE
COUNTY OF Davidson

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

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5/19/06.

Notary Public

MY COMMISSION EXPIRES: 7/21/07

THIS INSTRUMENT WAS PREPARED BY
Lawrence Vogan, 120 Donelson Pike, Ste 201, Nashville, TN 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kerri A. Tidwell and William Fuqua both married	SAME AS NEW OWNER	
(NAME)	(NAME)	
124 Clearlake Drive East	SAME	136-7-116
Nashville, TN 37217	SAME	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Kerri A. Tidwell and William Fuqua, both married HEREINAFTER CALLED THE GRANTORS, HEREBY QUITCLAIMS TO, **Kerri A. Tidwell and William Fuqua both married, & Alvin C. Walden** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL HIS/HER/THEIR RIGHT, TITLE AND INTEREST IN A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, Being Lot No. 183 on the Plan of Section Four, Priest Lake Park, of record in Book 4460, page 15, 16 & 17, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Kerri A. Tidwell and William A. Fuqua, both married by Deed from Alvin C. Walden and wife, Judy C. Walden dated 05/17/2005 of record in Instrument No. 20050607-0064781 Register's Office for Davidson County, TN.

The preparer of this document makes no representation as to the status of the title, survey, accuracy of the description or any other matters contained herein.

This is improved ☒ Unimproved property, known as 124 Clearlake Drive East, Nashville, TN 37217

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

WITH THE HEREDITAMENTS AND APPURTENANCES THERETO APPERTAINING, HEREBY RELEASING ALL CLAIM TO HOMESTEAD THEREIN. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my/our hands 5/19/06.

Kerri A. Tidwell

William A. Fuqua

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, David C. Kremer Jr. (notary public), Kerri A. Tidwell + William A. Fuqua the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person(s) executed the within instrument for the purposes therein contained.

Witness my hand and official seal.

My Commission Expires: 7/21/07

David C. Kremer Jr., Notary Public

DAVID C. KREMER JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Davidson County DEEDQC
Recvd: 05/25/06 14:29 1 pgs
Fees:12.00 Taxes:0.00

20060525-0061718