Davidson County DEEDQC
Recvd: 05/31/06 08:30 3 pgs
Fees:17.00 Taxes:0.00
20060531-0063493

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC (MDS)
315 Deaderick Street, Suite 2700
Nashville, Tennessee 37238-3001
Doc. 2489451 05/16/06 gh

QUITCLAIM DEED

Address New Owner(s) As Follows:	Send Tax Bills to:	Map Parcel Numbers:
Lee Roy Smith Eva Mae Smith 110 Two Rivers Court Nashville, Tennessee 37214	Same	Map: 84-6 Parcel: 4

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged and in order to create a tenancy in common, I, EVA MAE SMITH, by these presents do hereby quitclaim and convey a fifty percent (50%) undivided interest in and to the property described on Exhibit A hereto unto my spouse, LEE ROY SMITH, as a tenant in common, his heirs and assigns.

The description on Exhibit A hereto is the same as that contained in the prior deed.

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

This is improved property known as 110 Two Rivers Court, Nashville, Tennessee.

IN WITNESS WHEREOF, the undersigned has executed this instrument on this 16 day of MAY, 2006.

Eva Mae Smith

Eva Mae Smith

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

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

WITNESS my hand and official seal at Nashville, Tennessee, this 16th day of May, 2006.

Rugenia Hines
Notary Public

My Commission Expires:
11-24-2007

RUGENIA HINES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON, COUNTY
COMM. EXPIRES NOV. 24, 2007

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.

Affiant

Subscribed and sworn to before me
this 16th day of May, 2006.

Rugenia Hines
Notary Public

My Commission Expires:
11-24-2007

RUGENIA HINES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON, COUNTY
COMM. EXPIRES NOV. 24, 2007

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 149 on the Plan of Sunny Acres, Section 4, as of record in Book 2900, page 2, Register's Office for said County.

Said Lot No. 149 fronts 150.00 feet on the northwesterly side of Briley Parkway and extends back between parallel lines 266.9 feet on the northeasterly line, passing a witness mark at 246.9 feet and 288.1 feet on the southwesterly line, passing a witness mark at 283.1 feet, to the southeasterly bank of the Cumberland River, measuring 151.49 feet thereon.

Being the same property conveyed to Eva Mae Smith by deed of record in Deed Book 8590, page 834, Register's Office of Davidson County, Tennessee.