QUITCLAIM DEED

GRANTOR:
James Kyker Christain
131 Hampton Place
Nashville, TN 37215

GRANTEE:
Mary Beth Hobbs Christain
3820 Richland Avenue
Nashville, TN 37205

SEND TAX BILL TO:
Mary Beth Hobbs Christain
3820 Richland Avenue
Nashville, TN 37205

MAP PARCEL NO.
Map - 103-12-0
Parcel - 281.00

APPENDIX II
FORM FOR OATH

State of Tennessee
County of Davidson

I hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater, is $ -0- , which amount is equal to or greater than the amount which the property or interest in property transferred would command at a fair and voluntary sale.

AFFIANT

Sworn to and subscribed to before me on this the 12 day of May, 2006

May 23, 2009 Jessica Johnson
Comm. Exp. Notary Public

JESSICA JOHNSON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TN
My Commission Expires May 23, 2009

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I, the undersigned Grantor, James Kyker Christain, hereby quitclaim all of my right title and interest in fee simple absolute, to Mary Beth Hobbs Christain the following described real estate in Davidson, County Tennessee, to wit:

Being parts of Lots Nos. 203 and 205 of block no. 10 Division "A" of the Richland Realty Company's property, as of record in Book 161, page 151, Register's Office for Davidson County, Tennessee, showin ghe same divided into blocks but not showing the subdivision of blocks into small lots.

Accoring to the printed copy of an unregistered plan subdividing said blocks into small lots, said parts of Lots Nos. 203 and 205 are described as follows:

Beginning on the northerly margin of Richland Avenue at a point 228 fee east of the easterly margin of Wilson Avenue, the southeast corner of the property conveyed Warren A. Stuckey and wife, by deed from Catherine Lellyett Lawrence and husband, of record in Book 1716, page 523, said Register's office; thence with the northerly margin of said Avenue, eastwardly 50 feet to the southwest corner of the propty conveyed to Ivine G. Chase, Trustee, be deed from Binnie B. Luck and husband, of record in Book 371, page 560, said Register's office; thence with the westerly line of Chase Property, northwardly 192.5 feet to the southerly margin of an alley, thence with said alley westwardly 50 feet to the northeast corner of said Stuckely property; thence with the easterly line of the same , southwardly 192.5 feet to the beginning.

Being the same property conveyed to james Kyker Christain and wife, Mary Beth Hobbs Christain be a deed of record in Book 5735, Page 580 of record in said Register's Office.

This is improved property commonly known as: 3820 Richland Avenue, Nashville, Tennessee, 37205.

Davidson County DEEDQC
Recvd: 05/31/06 13:58 2 pgs
Fees:12.00 Taxes:0.00
20060531-0063860

Witness my hand on this the 12 day of MAY,
2006

James Kyker Christain, Grantor

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned notary public, of said state and county, the within named Grantor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 12 day of May,
2006.

comm. exp. 5-23-09

Jessica Johnson
Notary Public

JESSICA JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN
My Commission Expires May 23, 2009

PREPARED BY:
Charles C. Burridge, Atty
3016 Hedrick Street
Nashville, Tennessee 37203
615-385-2268 BPR 9912