FROM: MICHAEL D. COLLINS and JAIME L. SMITH **TO: R. B. YOUNG, Trustee**

AND

FROM: R. B. YOUNG, Trustee **TO: JAIME L. SMITH**

QUITCLAIM DEED

THIS INSTRUMENT PREPARED WITHOUT SEARCH BY:	Robert B. Young, Attorney 4800 Charlotte Ave. Nashville, TN 37209

NEW OWNER(S)	SEND TAX BILLS TO:	MAP & PARCEL
Jaime L. Smith	SAME	Map 52-13-0-B
3309 Penn Meade Way	SAME	Parcel 276
Nashville, TN 37214	SAME	

FOR AND CONSIDERATION OF ONE DOLLAR ($1.00) AND IN COMPLIANCE WITH A DECREE OF ABSOLUTE DIVORCE FILED IN THE EIGHTH CIRCUIT COURT FOR DAVIDSON COUNTY, TENNESSEE, RULE NO. 06D-276, JAIME LYNN COLLINS VS. MICHAEL DAVID COLLINS, AND FOR THE EXPRESS PURPOSE OF MAKING A RECONVEYANCE TO CREATE A FEE SIMPLE TITLE IN JAIME LYNN SMITH, WE, **MICHAEL D. COLLINS** AND WIFE, **JAIME LYNN SMITH (COLLINS)**, BY THESE PRESENTS DO HEREBY QUITCLAIM AND CONVEY OUR INTEREST UNTO **R. B. YOUNG, TRUSTEE**, A RESIDENT OF NASHVILLE, DAVIDSON COUNTY, TENNESSEE, HIS SUCCESSORS AND ASSIGNS, THE FOLLOWING DESCRIBED TRACT OR PARCEL OF LAND, TO WIT:

LAND in Davidson County, Tennessee, being Lot No. 22 on the plan of River Glen, Phase III, Section 2 of record in Instrument No. 20020917-0113231, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Michael D. Collins, unmarried, and Jaime L. Smith, unmarried, by deed from NVR, Inc., a Virginia Corporation, Trading as Fox Ridge Homes, of record in Instrument No. 20030311-0032395, Register's Office for Davidson County, Tennessee, the said Grantees having purchased said property as single persons and later becoming husband and wife.

This conveyance is made subject to:

a. All matters of record for River Glen, Phase 2, Section 2 in Instrument No. 20020917-0113231, Register's Office for Davidson County, Tennessee.

b. Restrictive covenants contained in Book 6762, Page 208; Book 7566, Page 571; in Instrument No. 20020425-0051349, Register's Office for Davidson County, Tennessee.

c. Homeowners Association Charter of record in Book 8069, Page 158 and Instrument No. 20020425-0051348, Register's Office for Davidson County, Tennessee.

d. Subject to Water and Sewer Easements of record in Book 7061, Page 196, Register's Office for Davidson County, Tennessee.

e. All matters on the plan of record in Book 6900, Pages 650 and 651, in Book 6900, Page 671, and Book 9700, Page 858, Register's Office for Davidson County, Tennessee.

Davidson County DEEDQC
Recvd: 06/05/06 10:28 3 pgs
Fees:22.00 Taxes:0.00
20060605-0065823

f. Stormwater detention agreement of record in Instrument No. 20010816-0088874, Register's Office for Davidson County, Tennessee.

g. Conveyance of common areas of record in Instrument No. 20020503-0054718, Register's Office for Davidson County, Tennessee.

h. Easement of record in Book 7296, Page 484, Book 11030, Page 731, Book 3961, Page 681, Register's Office for Davidson County, Tennessee.

i. Rights of others in and to the common areas and/or elements of River Glen.

j. Lien for special assessments as contained in the recorded restrictions.

k. Master Deed for River Glen of record in Book 7566, Page 571, and in Book 6762, Page 208; and By-laws of River Glen Homeowner's Association attached thereto.

The above description is the same as in the prior deed of record.

Jaime L. Smith, Jaime Lynn Smith and Jaime Lynn Smith Collins are one and the same person.

This is improved property known as **3309 Penn Meade Way, Nashville, TN 37214**.

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

And now, I, the said **R. B. Young, Trustee**, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey my interest unto **Jaime Lynn Smith**, her heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF we have hereunto set our hands on this the 20th day of April 2006.

MICHAEL DAVID COLLINS

R. B. YOUNG, Trustee

JAIME LYNN SMITH COLLINS

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 **Michael David Collins** and **Jaime Lynn Smith Collins**, bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 20th day of April 2006.

NOTARY PUBLIC

My commission expires: My Commission Expires SEPT. 30, 2006

TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

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 **R. B. Young, Trustee**, the bargainor with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 5th day of June 2006.

L. G. BARNETT JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

L. G. Barnett Jr.
NOTARY PUBLIC

My commission expires: My Commission Expires MAR. 20, 2010

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

ROBERT B. YOUNG STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY TENN.

The actual consideration or value whichever is greater, for this transfer is: **$2,900.00.**

Subscribed and swern before me this the 30th day of June 2006.

Jaime Lynn Collins
Affiant

NOTARY PUBLIC

My Commission Expires SEPT. 30, 2006

My commission expires: