Davidson County DEEDQC
Recvd: 06/29/06 08:27 3 pgs
Fees:17.00 Taxes:0.00
20060629-0077668

QUITCLAIM DEED

FROM: James David Evans

TO: Beverly F. Evans

This Instrument Was Prepared By:
MARLENE ESKIND MOSES
Suite 500
One Church Street Building
Nashville, Tennessee 37201

Address New Owner:
2875 Sugartree Road
Nashville, TN 37215

Send Tax Bills To:
National Bank of Commerce
7770 Poplar Avenue
Germantown, TN 38139

Map-Parcel No.:
117-09-092

AFFIDAVIT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The undersigned, after being first duly sworn according to law, does make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of a Marital Dissolution Agreement in that certain case styled BEVERLY FORD EVANS VS. JAMES DAVID EVANS, Case No. 06D-828 of Davidson County, Tennessee and that there was no other consideration given for the transfer.

Beverly Ford Evans
GRANTEE, Beverly Ford Evans

Sworn to and subscribed before me, this 15th day of May, 2006.

NOTARY PUBLIC

My Commission Expires: _____

This transaction is exempt from tax pursuant to *T.C.A.* § 67-4-409(E), and in accordance with the terms and conditions of the Marital Dissolution Agreement in that certain case in the Eighth Circuit Court for Davidson County, Tennessee, James David Evans has bargained and sold, and by these presents does transfer, quitclaim and convey unto the said Beverly Ford Evans her heirs, successors, and assigns, all of his right, title and interest in and to that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee, being part of an unnumbered tract marked for future development on the plan of Woodmont Estates, section 2 as of record in Book 1130 page 99, Register's Ofice for said County, being Lot NO. 42 on the plan showing subdivision of said tract, described according to survey made by W.W. Turner Company, Engineers, November 30, 1949, as follows:

BEGINNING on the southerly margin of Sugar Tree Road 107.9 feet west of the northwest corner of Lot No. 40 on said unrecorded plan; being the corner of Lots Nos. 41 and 42 on said unrecorded plan; thence with the line between said two lots, southwestwardly 213.3 feet to a point in the northerly line of Lot No. 43; thence with the same westwardly 107.6 feet to the easterly margin of HIlldale Drive; thence with same northwardly 188 feet to the beginning of a curve; thence around said curve in a northesaterly direction 39.56 feet to the southerly margin of Sugar Tree Road; thence with the same, eastwardly 82.6 feet to the beginning.

BEING the same proprty conveyed to James D. Evans and spouse, Beverly F. Evans by deed from William H. Diehl and spouse Roberta C. Diehl of record in Book 9456, page 917, Register's Office for Davidson County, Tennessee.

This conveyance is made pursuant to Final Decree of Divorce entered in the cause of Evans vs. Evans, No. 06D-828, Circuit Court for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO any and all restrictions, easements, setback lines, conditions, plat of record, and encumbrances of record in the Register's Office for the aforesaid County.

Said property having a physical address of: 2875 Sugartree Road, Nashville, TN 37215

Witness my hand this 15th day of May, 2006.

GRANTOR, James David Evans

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

James David Evans, personally appeared before me, a Notary Public of said County and State, 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 15th day of MAY, 2006.

NOTARY PUBLIC

My Commission Expires: 11/25/07

GREGORY D. SMITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND MARLENE ESKIND MOSES, ATTORNEY, SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION OR SETTLEMENT.