Davidson County DEEDQC
Recvd: 07/14/06 11:20 2 pgs
Fees:12.00 Taxes:0.00
20060714-0085005

This instrument prepared by:

Lehman Land Title, Inc.
Six Cadillac Drive, Suite 190
Brentwood, Tennessee 37027
(615)371-8999
NOTE: This instrument prepared from the information furnished by the parties. No title insurance is being provided.
File No.: 2336

QUIT CLAIM DEED

THIS INDENTURE, made and entered into as of the **7th day of July, 2006**, by and between John G. Ridenour, party of the first part, and **Kimberly V. Ridenour,** parties of the second part.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, the party of the first part does hereby bargain, sell, release, remise, quit claim and convey unto the party of the second part, the following described real estate, situated in the City of Nashville, County of Davidson, State of Tennessee and being more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 105 on the Plan of Deon Park, Phase Three, A Planned Unit Development, as of record in Book 6900, page 52, Register's Office for Davidson County, Tennessee, to which said Plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to John G. Ridenour and wife, Kimberly R. Ridenour by Warranty Deed from Robert L. hamlet and Wife, Mary Margaret Hamlett, recorded on the 15th day of August, 2002 in instrument No. 20020815-0098920, in the Register's Office of Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) Real Property Taxes; (2) All Mortgages, loans and encumbrances of record in the Register of Deeds Office for Davidson County, Tennessee; (3) All restrictions of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

XX The property is improved with an address of:
1608 Nottingham Place, Nashville, TN 37221
The property is unimproved.

IN WITNESS WHEREOF, the party of the first part has executed this instrument as of the day and year first above written.

John G. Ridenour

STATE OF **TENNESSEE**

COUNTY OF **WILLIAMSON**

Personally appeared before me, **the undersigned a notary public in and for said County and State,** John G. Ridenour, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand at office, this 7th **day of** July, **2006.**

Notary Public

My Commission Expires: 3-10-07

STATE OF **TENNESSEE**

COUNTY OF **WILLIAMSON**

I hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $-0- .

Affiant

Subscribed and sworn to before me this the 7th **day of** July, **2006.**

Notary Public

My Commission Expires: 3-10-07

(SPACE BELOW THIS LINE FOR STATISTICAL AND RECORDING DATA ONLY)

TAX PARCEL NO.: 142-16A-105.00CO

NAME AND ADDRESS OF A PROPERTY OWNER:
Kimberly D. Ridenour
1608 Nottingham Place
Nashville, TN 37221

NAME AND ADDRESS OF THE PERSON OR ENTITY
RESPONSIBLE FOR THE PAYMENT OF THE REAL PROPERTY TAXES

SAME