Davidson County DEEDQC
Recvd: 08/21/06 10:29 3 pgs
Fees:17.00 Taxes:0.00
20060821-0102687

This Instrument Prepared By:
Bone McAllester Norton PLLC
511 Union Street
Suite 1600
Nashville, Tennessee 37219

QUITCLAIM DEED

Address New Owner(s)	Send Tax Bills To:	Map & Parcel Nos.:
Charles V. Duncan 417 Beacon Hill Road Mt. Juliet, TN 37122	New Owner	030-00-173

FOR AND IN CONSIDERATION the sum of Ten Dollars ($10.00) and other good and valuable consideration, receipt of which is hereby acknowledged, Edward L. Polk and Theresa E. Polk (individually and collectively the "Grantor") does hereby quitclaim and convey unto Charles V. Duncan ("Grantee/Grantees"), his heirs and assigns, all of Grantor's right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee and described as follows:

> Land in the 14th Civil District of Davidson County, Tennessee, Being Lot No. 2 on the Division of the H. Eugene Martin Land of record in Plat Book 5190, page 543, Register's Office for Davidson County, Tennessee to which plat reference is hereby made for a more complete and accurate description of said property.
>
> Being the same property conveyed to Lee Polk by deed of record in Instrument No. 20060404-0038239, Register's Office for Davidson County, Tennessee. Lee Polk died intestate on June 14, 2006, and his interest in the property vested in his heirs Edward L. Polk and Theresa E. Polk, pursuant to Tennessee Code Annotated section 31-2-103.

This is improved property known as 4738 Whites Creek Pike, Whites Creek, Tennessee 37189.

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

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 17th day of August, 2006.

Edward L. Polk

Theresa E. Polk

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.00.

AFFIANT

Subscribed and sworn to before me, this 17 day of August, 2006.

NOTARY PUBLIC

My Commission Expires: 03-20-2010

EDUARDO GONZALEZ STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said County and State, Edward L. Polk, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained

WITNESS my hand and seal at office this 17 day of August, 2006.

NOTARY PUBLIC

My Commission Expires: 03.20.2010

EDUARDO GONZALEZ STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

{00162049.1}

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said County and State, Theresa E. Polk, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained

WITNESS my hand and seal at office this 17 day of August, 2006.

NOTARY PUBLIC

EDUARDO GONZALEZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 03. 20. 2010