Davidson County DEEDQC
Recvd: 11/08/06 13:48 2 pgs
Fees:12.00 Taxes:0.00
20061108-0139104

PICK-UP

THIS INSTRUMENT PREPARED BY:

James S. Tipton, Jr., Attorney
Gentry, Tipton & McLemore, P.C.
900 South Gay Street, Suite 2300
Post Office Box 1990
Knoxville, Tennessee 37901
(865) 525-5300

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is zero ($0).

Richard F. Byrd
Affiant

Subscribed and sworn to before me 2006
This 7th day of November, ~~2005~~.

LuAnn Mehaffey
Notary Public
My Commission Expires: 5-22-10

ADDRESS OF NEW OWNER:
108 Jamestown Green Court
Nashville, Tennessee 37215

SEND TAX BILLS TO:
Same as Owner

Map/Parcel: 131-3H-6

LuAnn Mehaffey NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

QUITCLAIM DEED

In consideration of $10.00 and other good and valuable consideration, Richard F. Byrd, Grantor, hereby conveys all of his undivided right, title and interest to the hereinafter described property to Carol A. Byrd, Grantee. Said property conveyed herein is described as follows:

A Condominium Apartment in Davidson County, Tennessee, Being Unit No. 3B of James Town Green Condominiums horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan and Exhibit D to the Master deed of record in Book 6250, page 497 and Book 6562, page 901in the Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the condominium.

Being the same property conveyed to Richard F. Byrd and spouse, Carol A. Byrd, by warranty deed from R. Gary Gibson and spouse, Martha M. Gibson, of record in Instrument No. 20040105-0001188, in the Register's Office for Davidson County, Tennessee, dated December 30, 2003.

Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for the purpose thereof, makes this conveyance to Grantee.

IN WITNESS WHEREOF, this document was executed this 7th day of November, 2006 ~~2005~~.

Richard F. Byrd

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 Richard F. Byrd, 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.

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

LuAnn Mehaffey
Notary Public

My Commission Expires: 5-22-10

JST:mlw/Real Estate/WD 968 Quitclaim Deed (Rick Byrd) 11-04-05

