Davidson County DEEDQC
Recvd: 11/22/06 11:42 1 pg
Fees:12.00 Taxes:0.00
20061122-0145128

QUITCLAIM DEED

KELLY JOHNS STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

STATE OF TENNESSEE, COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $ 0

Audrey Kleinert, Affiant Jimmy Kleinert, Sr., Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 21 DAY OF NOVEMBER, 2006.

Kelly Johns
NOTARY PUBLIC

My Commission Expires: 10/17/10

THIS INSTRUMENT WAS PREPARED BY:
ORTALE, KELLEY, HERBERT & CRAWFORD
200 Fourth Avenue North
Nashville, TN 37219-0375
Our File #22121

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL #
Crystal Ballard 460 Westcrest Drive Nashville, TN 37211	SAME	61-14-36

FOR A CONSIDERATION, the receipt and sufficiency of which is hereby acknowledged, Jimmy Kleinert, Sr. and wife, Audrey Kleinert, **("Grantors")**, by these presents, do quitclaim, grant and convey unto Crystal Ballard, a single person, **("Grantee")**, her successors and/or assigns, all their interest in and to the following tract of land in Davidson County, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being the western half of Lot 82 on the Plan of Maplewood Heights Subdivision, a plan of which is of record in Book 547, pages 77-78, Register's Office for Davidson County, Tennessee.

Said Lot 82 fronts 100.6 feet on the northerly side of a county road and runs back 315.4 feet on the west line and 304.97 feet on the east line, with the westerly margin of Saunders Avenue to a dead line, and shows 100 feet on said dead line.

Being the same property conveyed to Jimmy Kleinert, Sr. and wife, Audrey Kleinert, by Deed from Claudia Beasley, William Murray and David Wayne Murray, Devisees under the will of Willie Alsup Murray, Deceased, of record as Instrument No. 20010109-0002726 in the Register's Office for Davidson County, Tennessee.

FOR INFORMATION PURPOSES ONLY
Property Address: 741 Saunders Court, Nashville, TN 37216

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the Grantors have hereunto set their hand on this the 21 day of November, 2006.

Jimmy Kleinert, Sr.
Jimmy Kleinert, Sr.

Audrey Kleinert
Audrey Kleinert

KELLY JOHNS STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

On this 21 day of November, 2006, before me, the undersigned, personally appeared Jimmy Kleinert, Sr., and Audrey Kleinert, to me known (or proved to me on the basis of satisfactory evidence) to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Kelly Johns
Notary Public

My Commission Expires: 10/17/10