Davidson County DEEDQC
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20070117-0006817

# QUITCLAIM DEED

**This document prepared by Jon L. Setzer, Attorney-At-Law, Suite 505, Cavalier Bldg., 95 White Bridge Road, Nashville, Tennessee 37205**

**FROM**: James C. Bilbrey, Sr. and wife, Judy C. Bilbrey, Individually

**TO:** James C. Bilbrey, Sr. and wife, Judy C. Bilbrey, Trustees of the Bilbrey Joint Revocable Living Trust Agreement U/A/D January 16, 2007 and any Successors in Trust, and any amendments thereto Individually

MAP/PARCEL NUMBER: 08412007100

**Name and Address of Property Owner:** Mr. and Mrs. James C. Bilbrey, Sr.
8204 Luree Lane
Hermitage TN 37076

**Send Tax Bills To: Same**

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**STATE OF TENNESSEE**
**COUNTY OF DAVIDSON**
The Actual Consideration for this transfer is: No Monetary Consideration

James C Bilbrey Sr.
Affiant

JON L. SETZER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Subscribed and sworn to before me, this date: January 16, 2007

Jon L Setzer
Notary Public My Commission Expires: July 2[illegible]10

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We hereby QUITCLAIM to James C. Bilbrey, Sr., and Judy C. Bilbrey, Trustees, U/A/D January 16, 2007, and any Successor Trustees thereto and any amendments thereto, all our interest in the following property with full power to sell, mortgage or convey without the joinder of any beneficiary:

Land in Davidson County, Tennessee, being Lot No. 144 on the Plan of Maplecrest Subdivision of record in Book 1835, Page 27, and the southerly 10 feet of a 20 foot alley closed by instrument of record in Book 3436, Page 320, said Register's Office.

Beginning at a point in the northerly margin of Maplecrest Drive, at the common corner of Lot Nos. 144 and 145; thence in a northerly direction with the line between said lots, 142 feet to a concrete monument at the southeasterly corner of Lot 142 on the Plan of Maplecrest, Sec. 2, of record in Book 3500, Page 6, said

Register's Office, formerly the center line of a 20 foot alley, now closed, (supra); thence northwesterly with the south line of said Lot 142, 108.03 feet to a point in the easterly margin of Fairway Drive, the southwest corner of said Lot 142 and formerly in the center of said 20 foot alley; thence southwesterly with said margin of said Fairway Drive, 155.4 feet to a concrete monument at the beginning of a curve to the left, having a radius of 20 feet; thence around said curve, southeastwardly 35.91 feet to a monument in the northerly margin of Maplecrest Drive; thence with said Drive, eastwardly 128.58 feet to the point of beginning.

Being the same property conveyed to James C. Bilbrey, Sr. and wife, Judy C. Bilbrey by deed from Ben Merritt and wife, Bonnie R. Merritt, of record in Book 5142, Page 557, Register's Office for Davidson County, Tennessee.

Note 1: The Grantors and the Grantees are one and the same persons.
Note 2: It is the intention of the Grantors by this deed to transfer ownership of the herein described property to the Grantees in order to place said property into a Revocable Inter-vivos ("Living") Trust.

This improved property is known as: 2422 Maplecrest Drive, Nashville TN.

This deed prepared from information provided by the Grantors.

Witness our hands on January 16, 2007.

James C Bilbrey Sr.

**GRANTOR: JAMES C. BILBREY, SR.**

Judy C. Bilbrey

**GRANTOR: JUDY C. BILBREY**

**STATE OF TENNESSEE**
**COUNTY OF DAVIDSON**

Personally appeared before me, Jon L. Setzer, a Notary Public in and for said County and State, the within named James C. Bilbrey, Sr. and Judy C. Bilbrey, the Bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, on January 16, 2007.

Notary Public

My Commission Expires: July 24, 2010.

JON L. SETZER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON