Davidson County DEEDQC
Recvd: 01/22/07 08:42 3 pgs
Fees:17.00 Taxes:0.00
20070122-0008087

THIS INSTRUMENT PREPARED BY:
CHERNAU, CHAFFIN & BURNSED, PLLC
ONE AMERICAN CENTER, SUITE 550
3100 WEST END AVENUE
NASHVILLE, TN 37203

THIS QUITCLAIM DEED IS PREPARED SOLELY ON THE BASIS OF INFORMATION AND DOCUMENTATION PROVIDED TO THE PREPARER BY THE GRANTOR AND GRANTEE, AND THE PREPARER HAS ACTED AS SCRIVENER ONLY.

ADDRESS NEW OWNER
AS FOLLOWS:

3214 Gardendale Drive
Franklin, TN 37064

MAP/PAR: 082-07-0/336.00
SEND TAX BILLS TO:

Same

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Affiant

Subscribed and sworn to before me this 18th day of January, 2007.

Notary Public

My commission expires: 1-24-09

CHARLOTTE M. TEMPLE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

QUITCLAIM DEED

For and in consideration of One Dollar ($1.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, **Five Talents Partnership, a Tennessee general partnership,** by these presents does hereby quitclaim and convey unto **Catherine Hawkins, a married woman,** her heirs and/or assigns, all its right, title and interest in and to the following described tract of land in **Davidson** County, Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Lot No. 11, on the Plan of East Nashville Real Estate Company's Plan of Lots, as shown on plat of record in Plat Book 57, page 11, in the Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

Said Lot No. 11 front 50 feet on the northerly side of Grace, formerly Josephone (sic) Avenue, and runs back between parallel lines 165 feet to an alley.

Being the same property conveyed to Five Talents Partnership in Instrument 20050107-0002731 recorded 1/7/2005, Register's Office for Davidson County, Tennessee.

This improved property is known as: 331 Grace Street, Nashville, TN 37207

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

IN WITNESS WHEREOF, the undersigned has executed this instrument this 18th day of January, 2007.

Grantor:

Five Talents Partnership, a
Tennessee general partnership

By: _____
Christopher J. Daugherty
Title: General Partner

By: _____
Catherine M. Hawkins
Title: General Partner

By: _____
L. Boxwell Hawkins
Title: General Partner

By: _____
James B. McKee
Title: General Partner

NOTARY ACKNOWLEDGEMENTS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a notary public in and for said County and State, CHRISTOPHER J. DAUGHERTY, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be General Partner of **Five Talents Partnership, a Tennessee general partnership**, the within named bargainor, and that he in such capacity, and on behalf of the said partnership, executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by himself as General Partner.

Witness my hand and official seal in Nashville, Tennessee, this 18th day of January, 2007.

_____
Notary Public

My Commission Expires: 1/24/09

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a notary public in and for said County and State, CATHERINE M. HAWKINS, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be General Partner of **Five Talents Partnership, a Tennessee general partnership**, the within named bargainor, and that she in such capacity, and on behalf of the said partnership, executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by herself as General Partner.

Witness my hand and official seal in Nashville, Tennessee, this 18th day of January, 2007.

Notary Public

My Commission Expires: 1/24/09

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a notary public in and for said County and State, L. BOXWELL HAWKINS, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be General Partner of **Five Talents Partnership, a Tennessee general partnership**, the within named bargainor, and that he in such capacity, and on behalf of the said partnership, executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by himself as General Partner.

Witness my hand and official seal in Nashville, Tennessee, this 18th day of January, 2007.

Notary Public

My Commission Expires: 1/24/09

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a notary public in and for said County and State, JAMES B. MCKEE, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be General Partner of **Five Talents Partnership, a Tennessee general partnership**, the within named bargainor, and that he in such capacity, and on behalf of the said partnership, executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by himself as General Partner.

Witness my hand and official seal in Nashville, Tennessee, this 18th day of January, 2007.

Notary Public

My Commission Expires: 1/24/09