Davidson County DEEDQC
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Fees:17.00 Taxes:0.00
20070122-0008294

This instrument prepared by:
Amber Spencer
2109 Fernwood Drive
Nashville, TN 37216

QUITCLAIM DEED
TITLE OF DOCUMENT

ADDRESS NEW OWNER AS FOLLOWS:	**MAIL TAX STATEMENT TO:**	**MAP PARCEL NUMBERS:**
Jeffrey Stamper, Jr. and Amber Spencer	Jeffrey Stamper, Jr. and Amber Spencer	
2109 Fernwood Drive	2109 Fernwood Drive	Map/Parcel: 072 120 145.00
Nashville, TN 37216	Nashville, TN 37216	

FOR AND IN CONSIDERATION of Ten and No/100 ($10.00), cash in hand paid by the grantee, the receipt and sufficiency of which is hereby acknowledged, Amber Spencer, a Married Woman, who acquired title as Unmarried , by these presents do hereby quitclaim and convey unto the said Jeffrey Stamper, Jr. and Amber Spencer, Husband and Wife, as Tenants by the Entirey, Grantees herein, their successors and assigns, all their right, title and interest in and to the following certain real estate in Davidson County, Tennessee, described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

The express purpose of this conveyance is to Remove Co-Owner from Title.

Being the same property conveyed to Amber Spencer, Unmarried, by Deed from Kolleen B. Hudgins, Melanie Kay Hudgins and Kim Hudgins Brewer of record as Instrument No. 20040604-0066170 in said Register's Office.

This is improved property known as 2109 Fernwood Drive, 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.

Witness our hand this 15TH day of JANUARY, 2007, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Amber Spencer

LARRY D. EATON
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 24, 2007

ACKNOWLEDGMENT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) ss

Personally appeared before me, LARRY D. EATON a Notary Public in and for said County and State, **Amber Spencer** the within named bargainor, individual(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Given under my hand and official seal of office at NASHVILLE, TENNESSEE this 15TH day of JANUARY, A.D., 2007.

NOTARY STAMP/SEAL

NOTARY PUBLIC
Notary Commission Expires: 11/24/2007

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $10.00
Subscribed and sworn to before me this the 15TH day of JANUARY, 2007

(Affix Seal)

Affiant

Notary Public
My Commission Expires: 11/24/2007

LARRY D. EATON
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 24, 2007

LEGAL DESCRIPTION:

LAND REFERRED TO IN THIS COMMITMENT IS DESCRIBED AS ALL THAT CERTAIN PROPERTY SITUATED IN CITY OF NASHVILLE IN THE COUNTY OF DAVIDSON, AND STATE OF TN AND BEING DESCRIBED IN A DEED DATED 05/27/2004 AND RECORDED 06/04/2004 AS INSTRUMENT NUMBER 20040604-0066170 AMONG THE LAND RECORDS OF THE COUNTY AND STATE SET FORTH ABOVE, AND REFERENCED AS FOLLOWS:

THAT CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 179, ON THE PLAN OF DALEWOOD, SECTION III, OF RECORD IN BOOK 1835, PAGE 20, REGISTERS OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION THEREOF.

BEING THE SAME PROPERTY CONVEYED TO HAROLD HUDGINS AND WIFE, KOLLEEN B. HUDGINS, BY DEED FROM BARBARA ANN CLARK, UNMARRIED, DATED AUGUST 27, 1981, OF RECORD IN BOOK 5790, PAGE 400, REGISTERS OFFICE FOR DAVIDSON COUNTY TENNESSEE. THE SAID HAROLD HUDGINS HAVING SINCE DIED. SUBJECT PROPERTY BEING CONVEYED BY QUITCLAIM DEED 1/3 UNDIVIDED INTEREST TO KOLLEEN B. HUDGINS, 1/3 UNDIVIDED INTEREST TO MELANIE KAY HUDGINS AND 1/3 UNDIVIDED INTEREST TO KIM HUDGINS BREWER, DATED MAY 27, 2004, RECORDED IN INSTRUMENT NO. 20040604-0066169, DAVIDSON COUNTY REGISTER OF DEEDS.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD

THE EXECUTION OF THIS INSTRUMENT BY MELANIE KAY HUDGINS IS EFFECTED BY THE SIGNATURE OF HER ATTORNEY-IN-FACT KIM HUDGINS BREWER, PURSUANT TO THE GENERAL POWER OF ATTORNEY OF RECORD IN BOOK 10664, PAGE 666, REGISTERS OFFICE FOR DAVIDSON COUNTY, TENNESSEE

PARCEL NO. 072 120 145.00