THIS INSTRUMENT PREPARED BY:

Sandra Jones
Attorney at Law
213 Third Avenue, North
Nashville, Tennessee 37201

QUITCLAIM DEED

FROM: **SANFORD GREER, JR.**

TO: **TERESA LYNN GREER**

Davidson County DEEDQC
Recvd: 02/08/07 11:36 2 pgs
Fees:12.00 Taxes:0.00
20070208-0016678

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater, for this transfer is $-0-.

SANFORD GREER, JR.

Subscribed and sworn to before me this the 8th day of February, 2007.

NOTARY PUBLIC

My Commission Expires: 7-14-2008

Address New Owner:	**Send Tax Bill To:**	**Map & Parcel:**
Teresa Lynn Greer	Chase Manhattan Mortgage	Map 034-13-0
230 Aurora Avenue	5409 Maryland Way, Suite 202	Parcel 208.00
Madison, TN 37115	Brentwood, TN 37027	

FOR AND IN CONSIDERATION of a Final Decree of Divorce, bearing Docket No. 06D-661, of record in the Eighth Circuit Court of Davidson County under style *Teresa Lynn Greer* v. *Sanford Greer, Jr.*, I, **SANFORD GREER, JR.**, hereinafter called Grantor, have bargained and sold, and by these presents do transfer and convey unto **TERESA LYNN GREER**, hereinafter called Grantee, her heirs and assigns, all of my right title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

> **LAND** in Davidson County, Tennessee, being Lot No. 2 on the plan of Edgemeade Farm, being a resubdivision of Lots 29, 30, 31 and an unnumbered lot of Edgemeade Farm of record in Book 547, Pages 89 and 90, and as shown in Plat Book 3600, Page 69, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.
>
> **BEING** the same property conveyed to Sanford Greer, Jr. and wife, Teresa L. Greer, by deed from Mildred M. Orr of record in Instrument No. 20040324-0033470, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE is subject to any and all existing restrictions and easements of record.

IN WITNESS WHEREOF, the undersigned has executed this instrument this the 8th day of February, 2007.

"GRANTOR"

Sanford Greer Jr
SANFORD GREER, JR.

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

Personally appeared before me, a Notary Public, in and for said County and State, the within named **Sanford Greer, Jr.** (Grantor), 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 contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 8th day of February, 2007.

LISA HUSKEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Lisa Huskey
NOTARY PUBLIC

My Commission Expires: 2-9-2008