Davidson County DEEDQC
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Fees:12.00 Taxes:0.00
20070213-0018468

PICK-UP

STATE OF TENNESSEE
COUNTY OF DAVIDSON

This instrument prepared by:

Gary W. Temple
Attorney At Law
4211Gallatin Road
Nashville, TN 37216

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me this 13th day of February, 2007.

NOTARY PUBLIC
My Commission expires: 5-30-07

AIMEE DENISE BOBBITT NOTARY PUBLIC AT LARGE DAVIDSON CO., TENNESSEE

QUITCLAIM DEED

New Owner:	Send Tax Bills To:	Map-Parcel Numbers:
Christine Carnell 827 Roseview Drive Nashville, Tennessee 37206	Same	Map 84-1 Parcel 99

KNOWN ALL MEN BY THESE PRESENT that Christine Carnell, Administrator for the Estate of Edward L. Smith, Probate Court for Davidson County, Docket No. 06P-84, for and in consideration of the sum of Ten Dollars and No/100's ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, does by these presents hereby quitclaim and convey unto Christine Carnell, the right, title and interest in and to the following described tract or parcel of land in Davidson County, to-wit.

Land in Davidson County, Tennessee, being Lot No. 57 on the Plan of Rose Estates, as of record in Book 3600, Page 37, Register's Office for Davidson County, Tennessee.

Said Lot No. 57 fronts 75.65 feet on the easterly side of Roseview Drive and extends back 162.07 feet on the southerly line and 177.23 feet on the northerly line to a broken line in the rear on which it measures 133.68 feet.

AND INCLUDING ALL RIGHT AND INTEREST OF GEORGE D. HULSEY AND WIFE, RACHEL W. HULSEY IN AND TO A CERTAIN DRIVEWAY EASEMENT OF RECORD IN BOOK 5223, PAGE 574, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Being the same property conveyed to George D. Hulsey and wife, Rachel W. Hulsey by Warranty Deed from Carl Batson and wife, Bettye Batson of record in Book 3801, Page 736, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to First Farmers and Merchants Bank, of Columbia, Tennessee, as court appointed guardian for Edward L. Smith, as recorded as control #20011226-0141847, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO NOTES, EASEMENTS, BUILDING SETBACK LINES, ETC., IF ANY, AS MAY BE SET FORTH ON THE PLAN OF ROSE ESTATES, OF RECORD IN BOOK 3600, PAGE 37, SAID REGISTER'S OFFICE.

This is improved property known as 827 Roseview Drive, Nashville, Tennessee 37206.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 13 day of February, 2007.

Christine Carnell

Christine Carnell, Administrator for the
Estate Edward L. Smith

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County of State, Christine Carnell, Administrator for the Estate of Edward L. Smith, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at Nashville, Tennessee, this 13th day of February, 2007.

Aimee Bobbitt

Notary Public

AIMEE DENISE BOBBITT NOTARY PUBLIC AT LARGE DAVIDSON CO., TENNESSEE

My Commission Expires: 5-30-07