PREPARED BY:
JOHN L. WHITFIELD, JR.
MOODY, WHITFIELD & CASTELLARIN, P.C.
95 WHITE BRIDGE ROAD, SUITE 509, CAVALIER BUILDING
NASHVILLE, TN 37205-1427
(615) 356-8130 - (615) 356-8138 (fax)

Davidson County DEEDQC
Recvd: 03/07/07 13:47 2 pgs
Fees:13.00 Taxes:185.00
20070307-0028228

QUITCLAIM DEED

Address of New Owner(s)	Send Tax Bills To	Map and Parcel Numbers
Terry Grissim 448 American Road Nashville, TN 37209	Same	Map 090-16-0 Parcel 294.00

FOR AND IN CONSIDERATION OF TEN DOLLAR ($10.00), cash in hand paid and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, I, Melissa Penix, Grantor, by these presents do hereby quitclaim and convey unto Terry Grissim, Grantee, and his successors and assigns, all right, title and interest in and to the following described tract of land:

Real property located in the 8th Civil District of Davidson County, Tennessee, to wit:

Lot 94 on the Map of Charlotte Park Subdivision as shown on plat of record in Plat Book 2663, Page 5, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Beginning at a point in the northerly margin of American Road; thence with said road in a westerly direction 101.0 feet to a concrete monument, the beginning of a curve; thence around said curve in a northerly direction 39.3 feet to a concrete monument in the easterly margin of Thunderbird Drive; thence with said drive, northerly 22.1 feet to a concrete monument and 62.0 feet to another concrete monument; thence south 66 degrees 58' east, 129.6 feet to a concrete monument; thence in a southerly direction. 122.0 feet to an iron pin, the point of beginning.

Being the same property conveyed to the Terry Grissim, Teresa Harrington and Melissa Penix, as tenants in common, by Terry Grissim as successor trustee to the Billy G. Grissim Revocable Living Trust of record in the Davidson County Register of Deeds Office at 20070301-0025519.

This is improved property commonly known as 448 American Road, Nashville, Tennessee 37209.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater for this transfer is $ 50,000.

Melissa Penix
Affiant

Sworn to and subscribed before me, this the 16 day of February, 2007.

John Whitfield
Notary Public

My Commission Expires: 5/24/08

JOHN WHITFIELD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises, including the equitable and statutory rights of redemption.

IN WITNESS WHEREOF, I have hereunto set my hands on this the 16th day of February, 2007.

Melissa Penix

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, John Whitfield, a Notary Public in and for said County and State, the within named, Melissa Penix, the Bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 16 day of February, 2007.

John Whitfield
Notary Public

My Commission Expires: 5/24/08

JOHN WHITFIELD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE