QUITCLAIM DEED

Davidson County DEEDQC
Recvd: 04/12/07 16:17 2 pgs
Fees:12.00 Taxes:0.00
20070412-0044340

STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER $ 0.00.

Janet L. McAllister
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 3rd DAY OF APRIL, 2007

Mary J. Rucker
Notary Public

MY COMMISSION EXPIRES: My Commission Expires March 22, 2009

(AFFIX SEAL)

MAXINE J. RUCKER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
DENISE E. COLE, ATTORNEY AT LAW
COLE LAW FIRM, PC
209 10TH AVENUE SOUTH SUITE 301
NASHVILLE, TN 37203

ADDRESS OF NEW OWNER: AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Cotton Properties, LLC	SAME	MAP 071-16-0, PARCEL 294
(NAME)	(NAME)	
P. O. Box 262		
(ADDRESS)	(ADDRESS)	
Antioch, TN 37011		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HERINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED **MALCOLM COTTON**, HEREINAFTER CALLED THE GRANTORS, BY THESE PRESENTS DO HEREBY SELL, ASSIGN, AND FOREVER QUITCLAIM UNTO **COTTON PROPERTIES, LLC**, HEREINAFTER CALLED THE GRANTEE, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, Being Lots Nos. 391 and 392 on the Map of Oakwood Park, as of record in Book 421, Page 12, Register's Office for Davidson County, Tennessee.

Said Lots Nos. 391 and 392 front together 60 feet on the Easterly side of Montgomery Drive, Formerly North Ninth Street, and extends back on the Southerly line, 162 feet, more or less, and on the Northerly line 162 feet, more or less, to an alley in the rear and measures 60 feet thereon.

Being the same property conveyed to Malcolm Cotton by Warranty Deed dated May 2, 2005, from Kevin Shrum and wife, Janet Shrum, of record by Instrument No. 20050504-0050200 in the Register's Office for Davidson County, Tennessee.

This is the improved property known as **1213 Montgomery Ave. Nashville, TN 37207**. This property is not the principle residence of the Grantor.

Witness my/our hand(s) this 3rd day of **April, 2007**

Malcolm Cotton

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Malcolm Cotton, 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 and who further acknowledges that he is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, and seal, this 3rd day of **April, 2007**

Notary Public

My commission expires: My Commission Expires March 28, 2009

MAXINE J. RUCKER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

Please return this document to:

Cole Law Firm, PC
209 10th Avenue South
Suite 301
Nashville, TN 37203

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED.