THIS INSTRUMENT PREPARED BY:
SUSAN M. MERRY
Attorney at Law
440 Park Avenue, Suite C
Lebanon, Tennessee 37087

Davidson County DEEDQC
Recvd: 04/25/07 11:00 2 pgs
Fees:12.00 Taxes:0.00
20070425-0049281

SEND TAX BILLS TO:
Sherry Melvin
144 Saddle Tree Drive
Hermitage, Tennessee 37076

ADDRESS OF NEW OWNER:
Sherry Melvin
144 Saddle Tree Drive
Hermitage, Tennessee 37076

MAP 64-12, GR A, PARCEL 144CO

IMPROVED __x___ UNIMPROVED _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ Sherry Melvin
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 25th DAY OF April, 20 07
Deputy Register

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid, I, Chet Melvin, do hereby bargain, sell, transfer, convey and forever quitclaim unto Sherry Melvin, her heirs and assigns, the following described tracts or parcels of land, to-wit:

> Land in Davidson County, Tennessee, being Unit No. 144 in the Fox Run Condominium Apartments, Section 1, as shown on the Plan of record in Book 4860, page 52, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made.
>
> Being the same property conveyed to Richard D. Keel and wife, Margaret M. Keel, by deed from William A. Vernich and wife, Carolyn A. Vernich, as of record in Book 10629, page 189, Register's Office for Davidson County, Tennessee.
>
> Being the same property conveyed to Chet Melvin and wife, Sherry Melvin, by warranty deed from Richard D. Keel and wife, Margaret M. Keel, on May 13, 2003 and of record in Book A _____, page _____, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO ~~HOLD~~ the said premises to the said Grantees, Grantees' heirs and assigns, forever.

A 20030513-0063960

And the said Grantors for Grantors and for Grantors' Assigns, Executors and Administrators hereby covenants with Grantees, Grantees' Heirs and Assigns, that Grantors are lawfully seized in fee simple of the premises above conveyed, have full power, right and authority to convey the same, that said premises are free from all encumbrances, except the current property taxes and other matters of public record and except as stated herein above, and that Grantors will forever warrant and defend the said premises and the title thereto against the lawful claims of all persons whomsoever.

And now, I, Chet Melvin, for the express purpose of carrying out the intent of this conveyance as above set out, do hereby bargain, sell, transfer, convey and forever quitclaim unto Sherry Melvin, her heirs and assigns, the same property here and above described and set forth, to which reference is hereby made, and said property is conveyed subject to the same limitations, restrictions, and encumbrances as may affect the premises as set forth.

WITNESS MY HAND this the 23rd day of April, 2006.

CHET MELVIN

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a Notary Public, in and for the state and county aforesaid, the within named bargainor, CHET MELVIN, with whom I am personally acquainted with or who has proven to me on the basis of satisfactory evidence, and who acknowledged the execution of the foregoing for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL on this the 23rd day of April, 2006.

NOTARY PUBLIC

KELLY M. CLEMMONS
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

MY COMMISSION EXPIRES: 4-2-11