THIS INSTRUMENT PREPARED BY: Homer R. Ayers, Attorney-at-Law
303 Frances Street, P.O. Box 904
Goodlettsville, Tennessee 37070-0904

Davidson County DEEDQC
Recvd: 04/26/07 12:44 4 pgs
Fees:22.00 Taxes:0.00
20070426-0049897

Quitclaim Deed

ADDRESS NEW OWNERS:	PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NOS.
Jerry G. Wall, et. ux. 402 Fannin Dr, Goodlettsville, TN. 37072	Same as New Owner	Map 18-12 Parcel 48

THIS QUITCLAIM DEED, is made and entered into on the day and date last acknowledged below, by and between MARGARET CRAIG SWIFT HARMON, hereinafter referred to as the "GRANTOR", and JERRY G. WALL and wife NELLE ELIZABETH WALLACE WALL, hereinafter referred to as the "GRANTEES";

W I T N E S S E T H:

WHEREAS, SWIFT DEVELOPERS was a Tennessee Limited Partnership, composed of H. A. SWIFT, a/k/a HERSCHEL A. SWIFT, as General Partner and J. M. DORRIS and MARVIN HASTY, as Limited Partners, recorded in Book 3202, Page 241, Register's Office for Davidson County, Tennessee; and,

WHEREAS, SWIFT DEVELOPERS became owners of a certain tract or parcel of land in Davidson County, Tennessee by deed of record in Book 3217, Page 508, said Register's Office; and,

WHEREAS, SWIFT DEVELOPERS or it's predecessor in title subdivided the said real property according to the Plan of Mansker Heights, a part of which is filed for record in Book 3106, Page 43, said Register's Office; and,

THIS DEED WAS PREPARED UPON INFORMATION FURNISHED BY THE PARTIES WITHOUT A TITLE EXAMINATION BY THE PREPARER.

WHEREAS, SWIFT DEVELOPERS thereafter sold all of the lots in Mansker Heights, except for a small parcel known as Reserved Parcel "B" which was not for development; and,

WHEREAS, Reserved Parcel "B" is contiguous to Lot No. 59 of the Revised Plan of Mansker Heights, Section Two, as of record in Book 3106, Page 43, said Register's Office; and,

WHEREAS, SWIFT DEVELOPERS was dissolved and Reserved Parcel "B" was left with H. A. SWIFT; and,

WHEREAS, H. A. SWIFT died on August 31, 1988, survived by his wife MARGARET CRAIG SWIFT; and,

WHEREAS, MARGARET CRAIG SWIFT thereafter remarried and is now known as MARGARET CRAIG SWIFT HARMON; and,

WHEREAS, the GRANTEES have mowed and taken care of Reserved Parcel "B" since before MAY 8, 1978; and,

WHEREAS, the GRANTOR, MARGARET CRAIG SWIFT HARMON has paid all real property taxes on Reserved Parcel "B" since prior to the death of her husband, H. A. SWIFT, on August 31, 1988, to the taxes for the taxable year 2005; and,

WHEREAS, all of the limited partners of SWIFT DEVELOPERS are now deceased.

NOW, THEREFORE, FOR AND IN CONSIDERATION of the sum of ONE and NO/100 ($1.00) DOLLAR, cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, MARGARET CRAIG SWIFT HARMON, the GRANTOR has this day bargained, sold and quitclaimed unto JERRY G. WALL and wife NELLE ELIZABETH WALLACE WALL, the GRANTEES, their heirs or assigns, all of the GRANTOR'S right, title and interest in certain real property in Davidson County, Tennessee, described as follows, to-wit:

Reserved Parcel "B" on the Revised Plan of Mansker Heights, Section Two, as of record in Book 3106, Page 43, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for more complete and accurate description of the said property.

Being part of the same property conveyed to SWIFT DEVELOPERS by deed of record in Book 3217, Page 508, Register's Office for Davidson County, Tennessee.

The said property is unimproved property located on Vecchione Drive, Goodlettsville, TN 37072.

By their signatures hereto, the GRANTEES hereby assume the payment of all State and County and City of Goodlettsville back taxes assessed against the said property, including penalty and interest and other charges and assessments.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may effect the premises.

IN WITNESS WHEREOF, the undersigned have hereunto set their hands this the 26th day of April, 2007.

'GRANTOR"

Margaret Craig Swift Harmon
MARGARET CRAIG SWIFT HARMON

"GRANTEES"

Jerry G. Wall
JERRY G. WALL

Nelle Elizabeth Wallace Wall
NELLE ELIZABETH WALLACE WALL

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MARGARET CRAIG SWIFT HARMON, JERRY G. WALL, and NELLE ELIZABETH WALLACE WALL, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this the 26th day of April, 2007.

NOTARY PUBLIC

HOMER R. AYERS
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE
MY COMMISSION EXPIRES SEPTEMBER 7, 2009

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater, for this transfer is NONE.

AFFIANT

Sworn to and subscribed before me this the 26th day of April, 2007.

NOTARY PUBLIC

