THIS INSTRUMENT PREPARED BY:
Timothy L. Takacs, Attorney
201 Walton Ferry Road
P.O. Box 364
Hendersonville, TN 37077-0364

From information furnished by the parties.

Address New Owner(s)
Nelda L. Raines
520 Albany Drive
Hermitage, Tennessee 37076

Send Tax Bills To
Same

Map-Parcel No.
075-03-0-049.00

Quitclaim Deed

G.B. Raines and Monika Griffin Brown, a married woman, Grantors, quitclaim to Nelda L. Raines, Grantee, all of their right, title and interest in and to the described real estate, located in Davidson County, Tennessee, and more particularly described as follows:

Being Lot No. 142 on the Plan of Tulip Grove, Section 3, as of record in Book 3700, page 146, Register's Office for Davidson County, Tennessee.

Said Lot No. 142 fronts 105 feet on the westerly side of Albany Drive and runs back between lines 140.05 feet on the northerly line and 140.06 feet on the southerly line to a line at the rear measuring 105 feet thereon.

Being the same property conveyed to Nelda Lannom Griffin (now Raines), and husband G. B. Raines, and Monika Griffin Brown, a married woman, by deed from Nelda Lannom Griffin (now Raines) and husband, G. B. Raines, of record in Book 10576, Page 620, Register's Office for Davidson County, Tennessee.

This is improved property known as 520 Albany Drive, Hermitage, Tennessee 37076.

Todd J. Brown, husband of Monika Griffin Brown, for the consideration expressed herein, joins for the purpose of granting, bargaining, selling, conveying and confirming and does hereby grant, bargain, sell, convey and confirm unto the Grantee, its successors and assigns, all rights, claims and interests of every kind. character and description whatsoever which he now has or may acquire in the future by virtue of his marriage, including but not limited to homestead and any interest in the above described real property as all or a part of an elective share of a surviving spouse as provided by the laws of the State of Tennessee.

Nelda L. Raines and Nelda Lannom Griffin (now Raines) is the same person.

Signed on April 25, 2007.

Davidson County DEEDQC
Recvd: 05/04/07 14:15 2 pgs
Fees:12.00 Taxes:0.00
20070504-0053941

G.B. Raines, Grantor

Monika Griffin Brown, Grantor

Todd J. Brown, Grantor

State of Tennessee
County of Davidson

Personally appeared before me, G.B. Raines, Grantor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, on April 25, 200

Debra Y King

Notary Public
My commission expires: 09/01/10

DEBRA Y. KING
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

State of Tennessee
County of Davidson

Personally appeared before me, Monika Griffin Brown, Grantor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, on April 25, 2007.

Debra Y King

Notary Public
My commission expires: 09/01/10

DEBRA Y. KING
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

State of Tennessee
County of Davidson

Personally appeared before me, Todd J. Brown, Grantor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, on April 26, 2007.

Notary Public
My commission expires: 9-20-2008

HOLLY LEE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 20, 2008

State of Tennessee
County of Davidson

The actual consideration or value whichever is greater, for this transfer is $ 0. Subscribed and sworn to before me on April 25, 2007.

Nelda L. Raines

Nelda L. Raines, Affiant

Debra Y King

Notary Public
My commission expires: 09/01/10

DEBRA Y. KING
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY