THIS INSTRUMENT PREPARED BY:
WADE LAW FIRM
2803A Foster Avenue Suite 103
Nashville, Tennessee 37210

QUIT CLAIM DEED

State of Tennessee)
County of Davidson)
The actual consideration or value whichever is greater, for this transfer is $ -0-

Affiant

Subscribed and sworn before me, this the 15th day of May, 2007.

Notary Expiration: 8-20-08

NAME AND ADDRESS OF NEW OWNER:
Cynthia W. Fitzgerald
1001 Eddystone Court
Nashville, Tennessee 37207

SEND TAX BILL TO:
Same

MAP & PARCEL NO.:
093-16-0 176.00

KNOW ALL MEN BY THESE PRESENTS:

FOR AND IN CONSIDERATION for the sum of One dollar, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned, **FANNIE MAE WEBB** {HEREINAFTER named GRANTOR, have bargained an sold, and by these presents do transfer and convey, demise, release and forever quitclaim unto the said, **CYNTHIA WEBB FITZGERALD** {HEREINAFTER named GRANTEE}, her successors and assigns, all of her title, interests, and estate legal and equitable, in and to a tract or parcel of land in Davidson County, Tennessee described as follows:

BEING LOT NO. 138 in Maury & Claiborne's Addition to Nashville as of record in book 21, page 84 and 85, Registers's office for said County. Said Lot No. 138 runs 55 feet on the easternly side of Lewis Street and runs back between parallel lines 124 feet to a 15 feet alley.

BEING THE SAME PROPERTY conveyed to Thomas M. Grooms and wife Mary L. Grooms by deed from Atlanta Wilson, a widow and Joe M. Wilson, unmarried, of record in Book 742, page 147, Register's Office for Davidson County, Tennessee, the said Mary L. Grooms having since died.

BEING THE SAME PROPERTY conveyed to Janie Mae Childs by Affidavit of Heirship, of record in Book 11085, page 806, Register's Office for Davidson County, Tennessee.

BEING THE SAME PROPERTY conveyed to Ernestine Starling and Fannie Mae Webb by Affidavit of Heirship, and further conveyed by Quit Claim to Fannie Mae Webb of record in Book11091, page 122, in the Register's Office for Davidson County, Tennessee.

This is improved property known as 103 Lewis Street, Nashville, Tennessee. This property is conveyed subject to such limitations, restrictions, encumbrances easements or deeds of trust which may appear of record.

WITNESS my hand and seal this 15th day of May, 2007

Fannie Mae Webb

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said County and State, the within named Fannie Mae Webb, the Grantor, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purpose therein contained.

Witness my hand and official seal in said county at Nashville, Tennessee, this the 15th day of May, 2007

Notary Public _____ Expiration 8-20-08

Notary Seal present, but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds

Davidson County DEEDQC
Recvd: 05/15/07 13:49 1 pgs
Fees:12.00 Taxes:0.00
20070515-0058239