THIS INSTRUMENT PREPARED BY:
MARTHA CHILD, ATTORNEY AT LAW
392 Harding Place, Suite 215, Nashville, TN. 37211
(615) 834-4300

QUITCLAIM DEED

New Owner:	**Send Tax Bills:**	**Map & Parcel Nos.**
JA-EL Propertries, LLC	Same	Map 105-07-0
80 Fesslers Lane	Same	Parcel 176.00
Nashville, TN. 37210	Same	

For and in Consideration of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, Larry J. Smith, Jr., a married person, by these presents do hereby quitclaim and convey unto, JA-EL Properties, LLC, a Tennessee Limited Liability Corporation, all the successors and assigns, all of his interest in the hereinafter described real property, said parcel and tract of land in Davidson County, Tennessee:

BEING the south 100 feet of the east half of Block "B" on Plan of Hagan-Merritt Lands of record in Minute Book N, page 241, County Court Clerk's Office for Davidson County, Tennessee. Said south part of the east half of Block "B" fronts 100 feet on the West side of Rains Avenue and runs back westwardly between parallel lines and along the north margin of Merritt Avenue, 150 feet to an alley.

Being the same property conveyed to Larry J. Smith, Jr. by quitclaim deed from Larry J. Smith, Sr., of record in Instrument Number 20070514-0057459, Register's Office for Davidson County, Tennessee.

The said Donna G. Smith, wife of Larry J. Smith, Jr., hereby joins in this deed for the purpose of conveying all her marital interest she has in said property.

Said property being improved property known as: 111 Rains Avenue, Nashville, TN. 37203.

The conveyance is subject to any and all mortgage indebtedness thereon, if any.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value ~~whichever~~ is greater, for this this transfer is -0-.

Affiant

Subscribed and sworn to before me this the 30th day of May, 2007.

Notary Public

My Commission Expires:
9-25-10

Davidson County DEEDQC
Recvd: 05/30/07 15:20 2 pgs
Fees:12.00 Taxes:0.00
20070530-0064281

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

Witness our hands this the 22ND day of MAY, 2007.

Larry J. Smith, Jr.

Donna G. Smith, Wife

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, Larry J. Smith, Jr. and wife Donna G. Smith, the within name bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 22ND day of May, 2007.

My Commission Expires:

9-25-10

Notary Public

quitc3
ibmpts