Davidson County DEEDQC
Recvd: 06/05/07 15:18 2 pgs
Fees:12.00 Taxes:0.00
20070605-0067209

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION AS GIFT and other considerations, the receipt and sufficiency of which is hereby acknowledged, **SHIRLEY LAVERNE LUSK**, an individual, hereinafter referred to as **"GRANTOR,"** does hereby demise, release, and forever quitclaim, grant and convey unto **JAMES W. LUSK,** an individual, hereinafter referred to as **"GRANTEE,"** a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit 28 of Magnolia Square Condominiums of record in Book 5200, page 702, as amended in Book 6685, Page 253 in the Register's Office for Davidson County, Tennessee, and as shown on the Plan of Magnolia Square Condominium, appended as Exhibit B to the Master Deed of Trust in Book 6685, page 275, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Shirley Laverne Lusk, by deed from Susan G. Durham, of record Davidson County DEEDWARR 20050706-0077201 Map 93-3-0-A, Parcel 28 in said Register's Office for Davidson County, Tennessee. Being a the same property conveyed to Susan G. Durham by deed from 1994-N2 Tennessee Associates, L.P. a Delaware limited partnership, by deed from Dooley's Property Development Company, of record in Book 10289, Page 88, said Register's Office for Davidson County, Tennessee.

Map / Parcel 095030A 028.00

This is improved property known as 2258 Lebanon Road, Unit 28, Nashville, Tennessee.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's heirs and assigns forever, with all appurtenances thereunto belonging.

The source of title in Grantor's name is: Being a the same property conveyed to Susan G. Durham by deed from 1994-N2 Tennessee Associates, L.P. a Delaware limited partnership, by deed from Dooley's Property Development Company, of record in Book 10289, Page 88, said Register's Office for Davidson County, Tennessee.

The conveyance of the above described parcel of land is subject to the following:

1. All matters shown on the Plan of record in Book 5200, page 702, as amended in Book 6685, page 253, Register's Office for Davidson County, Tennessee.
2. Master Deed of record in Book 6685, page 253, said Register's office.
3. 200y Davidson County taxes which have been assumed by the Grantee

WITNESS Grantors hand this the 5th day of June, 2007

Shirley L. Lusk

SHIRLEY L. LUSK, Grantor

MANGELO TYUS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

On this 5th day of June, 2007, before me personally appeared Shirley Laverne Lusk, to me know to be the person(s) described in, and who executed the foregoing instrument, and who acknowledged the execution of the same to be her free act and deed.

Witness my hand and seal.

My Commission Expires July 25, 2009

Notary Public My Commission Expires:_____

Grantor's name, address, phone:
Shirley Laverne Lusk
2258 Lebanon Road, Unit 25
Nashville, Tennessee 37214
615-885-7711

Grantee name, address, phone:
James W. Lusk
2258 Lebanon Road, Unit 30
Nashville, Tennessee 37214
615-512-9449

send tax statements to Grantee

Abstract of Title:

- Condominium established in Davidson County, Tennessee, being Unit 28 of Magnolia Square Condominiums of record in Book 5200, page 702, as amended in Book 6685, page 253, in the Register's Office for Davidson County, Tennessee.
- Being the same property conveyed to Dooley Property Development Company deed from Charles H. Turner and wife, Virginia W. Turner, of record in Book 8145, page 114, Register's Office for Davidson County, Tennessee
- Being a the same property conveyed to Susan G. Durham by deed from 1994-N2 Tennessee Associates, L.P. a Delaware limited partnership, by deed from Dooley's Property Development Company, of record in Book 10289, Page 88, said Register's Office for Davidson County, Tennessee.
- Being the same property conveyed to Shirley Laverne Lusk, by deed from Susan G. Durham, of record Davidson County DEEDWARR 20050706-0077201 Map 93-3-0-A, Parcel 28 in said Register's Office for Davidson County, Tennessee
- Being the same property conveyed to James W. Lusk by deed from Shirley Laverne Lusk, of record in Book _____, page _____, in the Register's Office for Davidson County, Tennessee.

PREPARED BY: JAMES LUSK
2258 LEBANON PIKE
NASHVILLE, TN 37214

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ _____
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 5th DAY OF June 2007
Deputy Register