Davidson County DEEDQC
Recvd: 06/05/07 15:18 2 pgs
Fees:12.00 Taxes:0.00
20070605-0067210

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

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

A certain condominium in Davidson County, Tennessee, being **Unit 25** 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 James W. Lusk and/or wife Shirley L. Lusk, from Aungelle Ellis, of record on DEEDWARR 20020821-0100951 in the Register's Office for Davidson County, Tennessee.

This is improved property knows as 2258 Lebanon Road, Unit 25, Nashville, Tennessee.
Map / Parcel 095 030A 025.00

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

The source of title in Grantor's name is: 20020821-0100951

Being the same property conveyed to James W. Lusk and/or wife Shirley L. Lusk, from Aungelle Ellis, of record on DEEDWARR 20020821-0100951 in the Register's Office for Davidson County, Tennessee Being the same property conveyed to Aungelle Ellis by deed from Frank A. Gonzales and wife, Rita B. Gonzales, of record in Book 9988, page 368, 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. 2007 Davidson County taxes which have been assumed by the Grantee.

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

JAMES W. LUSK / SHIRLEY LAVERNE LUSK, Grantors

On this the 5th day of June, 2007, before me personally appeared James W. Lusk and Shirley L. 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 their free act and deed.

Witness my hand and seal.

MANGELO TYUS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN

Notary Public

My Commission Expires July 25, 2009

My Commission Expires:_____

Grantor's name, address, phone:
James W. Lusk and/or Shirley L. Lusk
2258 Lebanon Road, Unit 25
Nashville, Tennessee 37214
615-512-9449

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

send tax statements to Grantees

Abstract of Title:

- Condominium established in Davidson County, Tennessee, being Unit 25 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 Frank A. Gonzales and wife, Rita B. Gonzales by deed from Charles H. Turner and wife, Virginia W. Turner, of record in Book 7390, page 718, Register's Office for Davidson County, Tennessee.
- Being the same property conveyed to Aungelle Ellis by deed from Frank A. Gonzales and wife, Rita B. Gonzales, of record in Book 9988, page 368, Register's Office for Davidson County, Tennessee.
- Being the same property conveyed to James W. Lusk and/or wife, Shirley L. Lusk by deed from Aungelle Ellis, of record in DEEDWARR 20020821-0100951 in the Register's Office for Davidson County, Tennessee.

PREPARED BY: JAMES W. 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
$ 0
James W. Lusk
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF June 2007
Cathy Johnson
Deputy Register