Davidson County DEEDQC
Recvd: 06/20/07 10:52 3 pgs
Fees:17.00 Taxes:0.00
20070620-0073594

QUITCLAIM DEED

PREPARED BY:

Hefner and Hefner
Attorneys at Law
7110 Frierson Place, Suite 2
Brentwood, TN 37027
(from info. furnished by the parties)

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO:
708 Clematis Drive	P.O. Box 40447	8D-67920
Nashville, TN 37205	Nashville, TN 37204	
Theresa S. Sullivan	Security Federal Savings& Loan	Davidson County

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is a divorce settlement.

Theresa S. Sullivan
AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME this 15th day of May, 2007.

NOTARY PUBLIC

KRISTA M. HEFNER STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

My Commission Expires:
7/26/09

WHEREAS, ROBERT H. SULLIVAN, JR., Grantor, and THERESA S. SULLIVAN, Grantee, were married as husband and wife and owned a certain tract of land in Davidson County, Tennessee described below.

WHEREAS, this transaction is exempt from tax pursuant to T.C.A. 67-4-409(a)(3)(E), and in accordance with the terms and conditions of the Marital Dissolution Agreement in that certain case styled **Theresa Sherrer Sullivan vs. Robert Henry Sullivan,**

Jr., Civil Action No. 07D-506, in the Fourth Circuit Court for Davidson County, Tennessee, ROBERT H. SULLIVAN, JR. does quitclaim unto the said THERESA S. SULLIVAN, her heirs, successors, and assigns, all of his right, title and interest in and to certain real property, together with all improvements thereon, in Davidson County, State of Tennessee, described as follows, to wit:

> Land in Davidson County, Tennessee, being Lot No. 142, on the Plan of Crest Meade, Section 3, as of record in Book 2331, page 150 Register's Office for said County, described as follows.
>
> Beginning at a point on the northerly margin of Clematis Drive on the dividing line between lots Nos. 141 & 142; thence in a North-northeasterly direction 228.2 feet to a point being the common rear corner of lots nos. 141 & 142; thence in a southeasterly direction 89.7 feet to a point on the rear line of the property; thence continuing in the same general, but more easterly direction, 110 feet to a point which is the common rear corner of lots nos. 142 & 143; thence in a South-southwesterly direction 244.5 feet to a point on the northerly margin of Clematis Drive; thence in a northwesterly direction 55 feet to a point on said margin, thence continuing 120 feet with said margin to the point of beginning.
>
> Being the same property conveyed to ROBERT H. SULLIVAN, JR. and wife, TERESA (THERESA) B. SULLIVAN by deed from Philip Lawrence Hester, married, of Record in Book 5082, page 590, Register's Office for Davidson County, Tennessee.
>
> The foregoing is the same legal description as appears in the previous deed of record.
>
> This is improved property known as 708 Clematis Drive, Nashville, Tennessee, 37205.

WITNESS MY HAND this the 9th day of May, 2007.

ROBERT H. SULLIVAN, JR.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

BEFORE ME, the undersigned, a Notary Public in and for said County and State, personally appeared ROBERT H. SULLIVAN, JR., the Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who under oath acknowledged that he executed the foregoing instrument for the purposes contained therein.

WITNESS MY HAND AND SEAL this 9th day of May, 2007.

Helen Denise Hamdi
NOTARY PUBLIC

My Commission Expires:

6-9-09

HELEN DENISE HAMDI
STATE OF TENNESSEE NOTARY PUBLIC
KNOX COUNTY