Davidson County DEEDQC
Recvd: 07/11/07 10:58 2 pgs
Fees:12.00 Taxes:0.00
20070711-0082548

Prepared and Return to:
Amy Cross Nance
111 Southeast Pkwy Ct.
Franklin, Tennessee
615-794-4288

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00.

Carolyn A Long
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF July, 2007.

Rosemary P Smithson
Notary Public
My Commission Expires: 8/11/07

ROSEMARY P. SMITHSON NOTARY PUBLIC AT LARGE WILLIAMSON CO., TENN.

Address New Owner	Send Tax Bills	Map-Parcel Numbers
Vincent Leo Long, Jr. 5920 Garrison Rd. Franklin, TN 37064	Owner	118-10-0-068.00

QUITCLAIM DEED

FOR AND IN consideration of the sum of One Dollar ($1.00) cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged that Vincent Leo Long, Jr., has bargained and sold, and does hereby convey, remise, release and forever quitclaim unto Vincent Leo Long, Jr. and wife, Carolyn A. Long, their heirs and assigns , her entire right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 7 on the Map of Pleasant Valley, as of record in Book 1424, page 63, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Vincent Leo Long, Jr., by deed from Marguerite Cushing (as to a 50 percent interest), Barbara H. Brown (as to a 16 2/3 percent interest), Frankie Redman (as to a 16 2/3 interest), and Alfus T. Harrington, Jr. (as to a 16 2/3 percent interest) of record in Instrument No. 20030811-0113932.

Legal description from prior deed.

This conveyance is made subject to the following: 1) 2007 taxes a lien which are not yet due and payable. 2) The Plan of record in Plat book 1424, page 63, Register's Office for Davidson County, Tennessee, which shows a 30 foot minimum building setback line from Springbrook Dr., and a 10 foot easement for public utility purposes along the rear line of said lot. 3) Restrictive covenants contained in an instrument of record in Book 1452, page 299, and Book 1632, page 427, Register's Office for Davidson County, Tennessee. 4) Any and all visible easement lying on or across the property. 5) Rights or claims of parties in possession not shown by the public records. 6) Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey or inspection of the premises. 7) Any other matters of record.

The property is known as 3415 Springbrook Dr., Nashville, Tennessee 37204-0000

This instrument and the interest released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 10th day of July, 2007.

Vincent Leo Long, Jr.

Carolyn A Long
Carolyn A. Long

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, Vincent Leo Long, Jr. and Carolyn A. Long, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 10 day of July, 2007.

Rosemary P Smithson
Notary Public
My Commission expires: 8/11/07

