THIS INSTRUMENT IS BEING PREPARED BY INFORMATION FURNISHED BY THE PARTIES HERETO AND NO TITLE EXAMINATION WAS REQUESTED OR PERFORMED BY THE PREPARER

THIS INSTRUMENT PREPARED BY:
STEWART & BLACK, ATTORNEYS
333 GALLATIN ROAD SOUTH
MADISON, TN 37115

ADDRESS NEW OWNER:	MAP/PARCEL NUMBER:
MARK OWEN	MAP 71-11, PARCEL 95
312 EDITH STREET	
NASHVILLE, TN 37207	
SEND TAX BILLS TO:	
SAME	

Davidson County DEEDQC
Recvd: 07/19/07 08:42 2 pgs
Fees:12.00 Taxes:0.00
20070719-0085772

STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

THERE IS NO MONETARY CONSIDERATION WHATSOEVER FOR THIS TRANSFER, THIS 27th DAY OF June 2007.

Geraldine C. Owen
AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME THIS 27th DAY OF June, 2007.

Kristie S. Taylor
NOTARY PUBLIC

KRISTIE S. TAYLOR Notary Public at Large DAVIDSON CO., TENNESSEE

MY COMMISSION EXPIRES: 07-24-2010

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN ($10.00) DOLLARS, CASH IN HAND PAID AND OTHER GOOD AND VALUABLE CONSIDERATIONS, INCLUDING LOVE AND AFFECTION, the receipt and sufficiency of which are hereby expressly acknowledged, I, GERALDINE OWEN, hereinafter referred to as GRANTOR, do hereby quitclaim and convey unto MARK OWEN, individually, his successors, heirs and assigns, all of their right, title and interest in and to certain real estate in DAVIDSON County, Tennessee, subject to a life estate as set forth below, as follows, to-wit:

Being Land in Davidson County, State of Tennessee, described as follows, to-wit:

Being in the east fifty (50) feet of Lot No. 46 in the Trinity Heights Addition, fronting fifty feet on the south side of Edith Avenue and running back between parallel lines 155 feet to an alley.

Being the same property conveyed to the Geraldine Owen by Quitclaim Deed from Jessie L. Crutcher, of record in Instrument Number 20010913-0099781, Registers Office for Davidson County, Tennessee.

This conveyance is made subject to all conditions, easements, and all other matters of record in the Registers Office for Davidson County, Tennessee.

SAID PROPERTY is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises, including the reservation herein of a life estate by the Grantor for and during her lifetime or as stated below; to wit:

If certified by three (3) physicians that Grantor is unable to reside on premises, then and in that event, the herein stated life estate shall terminate and be of no further force and effect.

This is improved property known as 312 Edith Street, Nashville, TN 37207.

WITNESS my hand and seal on this the 27th day of June, 2007.

x Geraldine Owen
Geraldine Owen

STATE OF TENNESSEE:

COUNTY OF DAVIDSON:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Geraldine Owen, the within named bargainor, with whom I am personally acquainted (or who proved TO ME upon satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at NASHVILLE, Tennessee, on this the 28th day of June 2007.

Kristie S. Taylor
NOTARY PUBLIC

KRISTIE S. TAYLOR
Notary Public at Large
DAVIDSON CO., TENNESSEE

My commission expires: 07-24-2010