This Instrument Prepared By and Returned To:
Robert L. Scruggs, Attorney at law
2525 21st Avenue South, 2nd Floor
Nashville, TN 37212

Davidson County DEEDQC
Recvd: 08/10/07 10:51 2 pgs
Fees:12.00 Taxes:0.00
20070810-0095922

Address New Owners:	Send Tax Bills To:	Map/Parcel Numbers:
Suzette Graham **Steve Huffman** **2814 Jones Avenue** **Nashville, TN 37207**	**SAME**	**060-16-0-123.00**

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that I, **Elizabeth R. Pearce, unmarried** do hereby quitclaim and by these presents do transfer and convey all of my right, title and interest unto **Suzette Graham and Steve Huffman,** their heirs and assigns, in and to the following tract of land in **Davidson County, Tennessee**, described as follows, to-wit:

Land in Davidson County, Tennessee, being part of Lot No. 21, on the Plan of Joywood heights, Section 3, not of record, described according to a survey made by George W. Watkins, Surveyor, 8/05/97 as follows:

Beginning on the westerly margin of Jones Avenue, at the southeast corner of the property conveyed to Carlos Meadows and wife, by deed from T.W. Street and wife, of record in Book 2647, page 396, Register's Office for said County; thereto with said Meadows southern boundary line North 89 degrees 15 minutes West 275.4 feet to the southwest corner of said Meadows property; thence with said Meadows western boundary line, North 12 degrees East 50 feet to the southeast corner of Lot 19 on the unrecorded plan; thence with the southerly line of Lots 19, 18, and 17, North 86 degrees West 345 feet and continuing in the same direction 217 feet to an iron pin in the easterly line of a 2 foot reserve strip; thence with the easterly line of said strip; South 1 degree 15 minutes West 45.4 feet to an iron pin; thence South 81 degrees 30 minutes East 825 feet to the westerly margin of Jones Avenue; thence with the same, northwardly 50 feet to the beginning.

Being the same property conveyed to Elizabeth R. Pearce, unmarried by Warranty Deed from Leland D. Watts, married, of record as Instrument No. 20060519-0058997, Register's Office for Davidson County, Tennessee.

This is improved property known as 2814 Jones Avenue - Nashville, Tennessee 37207

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

IN WITNESS WHEREOF, I have hereunto set my hand on this the 8th **day of August, 2007.**

Elizabeth R Pearce
Elizabeth R. Pearce

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Elizabeth R. Pearce,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 8th **day of August, 2007.**

Pam McBroom
NOTARY PUBLIC

My Commission Expires:

PAM McBROOM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires May 22, 2010

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is **-0-.**

Burette Graham
(Affiant)

Subscribed and sworn to before me, this 8th **day of August, 2007.**

Pam McBroom
NOTARY PUBLIC

My Commission Expires:

PAM McBROOM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires May 22, 2010