File No.

QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF August, 2007.

Notary Public

MY COMMISSION EXPIRES: 3.7.2011

(AFFIX SEAL)

JAMES C. SMITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Davidson County DEEDQC
Recvd: 08/23/07 12:57 3 pgs
Fees:17.00 Taxes:0.00
20070823-0100913

THIS INSTRUMENT WAS PREPARED BY
Michael J. Mills, Attorney
Athens Title & Escrow LLC
5115 Maryland Way
Brentwood, Tennessee 37027
This instrument was prepared by information furnished by the parties herein.

No Warranty of Title either expressed or implied

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Yvette A. Etter	Same	071-12-0-195.00
(NAME)	(NAME)	
901 Oneida Ave		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE,

Yvette A. Etter and Helen Marie Harris, both unmarried

HEREINAFTER CALLED THE GRANTOR(S), DO (ES) HEREBY **QUITCLAIM** , AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Yvette A. Etter, unmarried,

HEREINAFTER CALLED THE GRANTEE(S), Their/His/Her HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No 95 on the Map of Victory Heights Subdivision, as of record in Book 1130, page 97, Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING at a point in the north margin of Oneida Avenue, at the corner of Lot Nos. 95 and 96; thence with the line between said lots, northerly 167.4 feet to a point; thence westerly 60.7 feet to the easterly margin of Montgomery Avenue; thence with the margin of the same, southerly 143.1 feet (144.6 feet field measurement) to the beginning of a curve; thence around said curve southeasterly 39.27 feet to the north margin of Oneida Avenue; thence with the margin of the same, easterly 36.4 feet to the beginning.

Being the same property conveyed to Yvette A. Etter and Helen Marie Harris, heirs at law of the estate of Edith M. Douglas, deased August 27.2001 by deed fromAffidavit of Heirship, of record in

Instrument Number, 20070823-0100911 20070823-0100912 Register's Office for said County.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

This is improved property, known as 901 Oneida Ave Nashville, TN 37207
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my/our hands this 22 th day of August, 2007.

Yvette A. Etter
Yvette A. Etter

Helen M. Harris
Helen Marie Harris

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 Yvette A. Etter and Helen Marie Harris the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand at office this 22ND day of August, 2007.

Commission expires: 1/24/2009

Notary Public

KEVIN CHANDLER
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY of DAVIDSON

File Number: _____

RETURN TO:
Athens Title & Escrow LLC
5115 Maryland Way
Brentwood, Tennessee 37027

CERTIFIED FOR REMOTE FILING:

I, James C. Smith, do hereby make oath that I am the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

James C. Smith

State of Tennessee:
County of Davidson

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared James C. Smith, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself/herself to be the named person, and that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, on August 23, 2007

Notary Public

CATHEY BRADFORD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 3/7/11