THIS INSTRUMENT PREPARED BY:
MICHAEL J. PHILBIN, P.C.
2021 RICHARD JONES ROAD, SUITE 220
NASHVILLE, TN 37215-2860

Davidson County DEEDQC
Recvd: 09/10/07 14:48 2 pgs
Fees:17.00 Taxes:0.00
20070910-0108546

QUITCLAIM DEED

FROM:	)	FROM:
	)	
LISA A. COTHRON, N/K/A LISA A. HOWARD	)	**MICHAEL J. PHILBIN, TRUSTEE**
	)	
	)	
TO:	)	TO:
	)	
MICHAEL J. PHILBIN, TRUSTEE	)	**LISA A. HOWARD, AND HUSBAND STEVEN A. HOWARD**

Name and Address of New Owner	Name and Address of Persons or of Entity Responsible for Payment of Property Taxes	Map – Parcel Number(s)
LISA HOWARD 1502 GRANDVIEW DRIVE NASHVILLE, TN 37215	**BANK OF AMERICA, N.A. 2059 NORTHLAKE PARKWAY TUCKER, GA 30084**	**117-16-32**

KNOW ALL MEN BY THESE PRESENTS that for the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and for the express purpose of making a reconveyance to create a tenancy by the entirety in me and my husband, I, Lisa A. Cothron, n/k/a Lisa A. Howard, hereby convey, remise, release and quitclaim all of my interest unto Michael J. Philbin, Trustee, his successors and assigns, the following described tract/parcels of land in Davidson County, Tennessee::

LAND in Davidson County, Tennessee, being Lot No. 26 and the east 30 feet of Lot No. 27 of Block "M" on the map of Maplehurst, or record in Book 843, Pages 22 and 23, Register's Office for Davidson County, Tennessee.

SAID Lot and part of said lot adjoin and front together 80 feet on the north side of Grandview Drive and runs back between parallel lines 150 feet to a dead line, and measure 80 feet across the rear thereon.

Being the same property conveyed to Lisa A Cothron, unmarried, by deed from Philip N. Ebert and wife, Kathi L. Padgett, of record as Instrument No. 20010402-0031775, Register's Office for Davidson County, Tennessee.

This is improved property known as 1502 Grandview Drive; Nashville, TN 37215.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

And now, I, the said Michael J. Philbin, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby convey, remise, release and forever quitclaim unto Lisa Howard and husband, Steven A. Howard, as tenants by the entireties their heirs and assigns, the same property hereinabove described and set forth, to which reference is hereby made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

WITNESS our hands this 6th day of September, 2007.

Lisa A. Cothron, n/k/a Lisa A. Howard

Michael J. Philbin, Trustee

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 Lisa A. Cothron, n/k/a Lisa A. Howard, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 6th day of September, 2007.

Commission Expiration Date: 3-21-09 Laura B. Rininger
Notary Public

LAURA B RININGER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

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 Michael J. Philbin, Trustee, 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 at Nashville, Tennessee, this 6th day of September, 2007.

Commission Expiration Date: 3-21-09 Laura B. Rininger
Notary Public

LAURA B RININGER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE §
COUNTY OF DAVIDSON §

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

Affiant

Subscribed and sworn to before me, this 6th day of September 2007.

Commission Expiration Date: 3-21-09 Laura B. Rininger
Notary Public

LAURA B RININGER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY