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

Davidson County DEEDQC
Recvd: 10/09/07 11:58 3 pgs
Fees:22.00 Taxes:0.00
20071009-0120179

ADDRESS NEW OWNER:	MAP/PARCEL NUMBER:
KENNETH W. TURNER, JR.	MAP 25-12, PARCELS 6 AND 7
713 SOUTH DICKERSON ROAD	
GOODLETTSVILLE, TN 37072	
SEND TAX BILLS TO:	
DECISION ONE MORTGAGE COMPANY, LLC	
6060 JA JONES DRIVE, SUITE 1000	
CHARLOTTE, NC 28287	

STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

THERE IS NO MONETARY CONSIDERATION WHATSOEVER FOR THIS TRANSFER, THIS 4th DAY OF ~~SEPTEMBER~~ October, 2007.

AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME THIS 4th DAY OF ~~SEPTEMBER~~ October, 2007.

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 LOVE AND AFFECTION (and no monetary consideration) and for the express purpose of making a re-conveyance to create a sole ownership in KENNETH W. TURNER, JR., WE, KENNETH W. TURNER, JR., AND WIFE, JACQUELINE S. TURNER, as tenants by the entirety, by these presents do hereby quitclaim and convey unto **THOMAS E. STEWART, TRUSTEE**, his successors and assigns, all of my right, title and interest in and to certain real estate in Davidson County, Tennessee, being more particularly described in Exhibit "A" attached hereto and incorporated herein by reference as if fully set forth herein.

This is improved property known as 713 South Dickerson Road, Goodlettsville, TN 37072.

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

And Now, I, the said THOMAS E. STEWART, TRUSTEE, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto KENNETH W. TURNER, JR., his successors, heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF, we have set our hands and seals on this 4th day of ~~SEPTEMBER~~ October, 2007.

KENNETH W. TURNER, JR.

JACQUELINE S. TURNER

THOMAS E. STEWART, TRUSTEE

STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, KENNETH W. TURNER, JR., AND WIFE, JACQUELINE S. TURNER, 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 Madison, Tennessee, on this the 4th day of ~~September~~ October, 2007.

notary public

My commission expires: 07-24-2010

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

STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

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

WITNESS my hand and official seal at MADISON, Tennessee, on this the 4th day of ~~September~~ October, 2007.

notary public

My commission expires: 07-24-2010

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

EXHIBIT "A"

TRACT I: Being Lot No. 6 on the Plan of the Subdivision of part of Lily Bell Farm, near Goodlettsville, not of record, described according to a survey made by S.M. McMurray Engineering Co., July 1, 1940, as follows:

Lot No. 6: Beginning on the Westerly margin of the Dickerson Pike, at a point 300 feet south of the Southeast corner of the property conveyed to Ben B. Cunningham and wife, by deed from Lily C. Bell, of record in Book 1058, page 511, Register's Office for said County, said point being the corner of Lots Nos. 5 and 6; thence with the line between said two Lots North 77 degrees 40' West 889.3 feet, more or less, to a stake; thence South 18 degrees 55' West 100 feet to a stake at the corner of Lots Nos. 6 and 7; thence with the line between said two Lots South 77 degrees 40' West 888.3 feet, more or less, to a stake in the Westerly margin of the Dickerson Pike; thence with said Pike northwardly 100 feet to the beginning, containing 2 acres, more or less.

TRACT II: Being parts of Lots Nos. 7 and 8 on the unrecorded Plan of Lily Bell Farm, near Goodlettsville, and described as follows:

Beginning at a point in a wire fence, 464 feet west of the westerly margin of Dickerson Pike; thence along said fence north 77 degrees 40' west 418 feet to an original iron pin at a fence post; thence along another fence south 19 degrees west 200 feet to the northwest corner of the property conveyed to I.W. Carson and wife, by deed of record in Book 1404, page 7, Register's Office for said County; thence along Carson's north line, south 77 degrees 40' east 418 feet to a point which is 459.1 feet west of the west margin of Dickerson Pike; thence northerly 200 feet to the beginning.

INCLUDED in the above description but expressly EXCLUDED from this conveyance is the following property:

Being a portion of that tract of land conveyed to William C. Rion and wife, Ann Kroll Rion, in Book 1580, Page 533, Register's Office for Davidson County, Tennessee, more accurately described according to a survey by Tommy E. Walker, dated 12/20/85, as follows:

Beginning at an iron pin an old fence line, said pin being the SW corner of herein described tract and being the NW corner of William C. Rion property of record in Book 4228, page 249, Register's Office for Davidson County, Tennessee; thence with the east line of Carpenter (Book 4214, page 555) N 25 degrees 34' 04" E 114.24' to an iron pin in said fence line; thence leaving the line of Carpenter S 70 degrees 37' 52" E 251.09' to an iron pin; thence S 28 degrees 51' 38" W 64.12' to an iron pin; thence S 70 degrees 30' 12" E 170.59' to an iron pin in the west line of Crutchfield (Book 3768, page 235); thence with the line of Crutchfield S 25 degrees 33' 21" W 49.98' to an iron pin, said pin being Crutchfield's SW corner and being in the north line of W.C. Rion (Book 4228, page 249); thence with Rion's north line N 70 degrees 40' 00" W 418.05' to the point of beginning containing .843 acres, more or less.

BEING the same property conveyed to KENNETH W. TURNER, JR. and JACQUELINE S. TURNER, by Warranty Deed from PHILIP D. RION, A MARRIED MAN, of record in INSTRUMENT NO. 20041109-0135047, Register's Office for DAVIDSON County, Tennessee.