Davidson County DEEDQC
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Fees:12.00 Taxes:0.00
20071023-0125275

This Instrument Prepared By:
Mark A. Ellmore, Attorney
1909 Lebanon Pike
Nashville, TN 37210

QUITCLAIM DEED

For and in consideration of Ten Dollars and 00/100 ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, Heather Gunter, by these presents do hereby quitclaim and convey to Jennifer L. Elkins, all of my right, title, life estate and interest in and to the following described tract of land to wit:

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows, to-wit:

BEING parts of Lots Nos. 18, 19 and 20 on the plan of W. S. Ashworth's Subdivision of Lots Nos. 47, 48, 49, and 50 in the town of Brownsville, as of record in Book 161, Page 153, Register's Office for said County, being the westerly part of Lot No. 15 on the unrecorded plan of C. W. Carver's Subdivision, described according to a survey made by Eric Drake, County Surveyor, May 1, 1925, as follows:

BEGINNING on the easterly margin of Riverside Drive at a point 114 feet 10 inches South of the Southerly margin of Greenway Avenue, said point being the corner of Lots Nos. 14 and 15; thence with the easterly margin of Riverside Drive southwardly 56 ½ feet to the northerly margin of an alley; thence with said alley eastwardly 150 feet; thence northwardly 50 feet to the corner of Lots Nos. 14 and 15; thence with the line between said two lots westwardly 174.5 feet to the beginning.

BEING the same property conveyed to Heather Gunter and Jennifer L. Elkins, both unmarried, as joint tenants with right of survivorship, by Warranty Deed from Kevin E. Wilson, recorded in Instrument No. 20030922-0139705, Register's Office for Davidson County, Tennessee.

Source of legal description is from existing documents. No new survey was done.

This instrument is subject to any and all restrictions, covenants, conditions, and building setback lines of record.

This is improved property is known 1007 Riverside Drive, Nashville, TN 37206.

WITNESS my hand and seal on this 20th day of September, 2007.

Heather Gunter

STATE OF NC
COUNTY OF Gaston

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Heather Gunter, the bargainor with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purpose therein contained.

Witness my hand and official seal at ~~Nashville~~ Gastonia, NC, Tennessee, this 20th day of September, 2007.

My commission expires: 06/29/2010

Notary Public

JOAN SLUSSER NOTARY PUBLIC GASTON COUNTY, N.C.

AFFIDAVIT

I do hereby certify that the actual, true and correct consideration or value, whichever is greater, for this transfer is $-0-, which is paid for the property herein conveyed.

Affiant

STATE OF TN
COUNTY OF Davidson

Sworn to and subscribed before me this the 1st day of Oct 2007.

My commission expires:
5/22/10

Notary Public

MARK A. ELLMORE JR. NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.

ADDRESS OF NEW OWNERS:
Jennifer Elkins
1007 Riverside Drive
Nashville, TN 37206

SEND TAX BILLS TO:
SAME

Map/Parcel:
83-3-263