QuitClaim DEED

Box 28-B

The actual consideration or value for this transfer is $ -0- Exempt .

Sarah K Erwin
AFFIANT

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

SWORN TO AND SUBSCRIBED before me this 20th day of Nov. Dec. 2007

NOTARY PUBLIC AT LARGE
NOTARY PUBLIC
My Commission Expires: 3-22-2008

LEROY MOORE NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE
My Commission Expires MAR. 22, 2008

Davidson County DEEDQC
Recvd: 11/21/07 12:48 3 pgs
Fees:17.00 Taxes:0.00
20071121-0136400

space for Register of Deeds

This instrument prepared by: Johnny Ellis, Esq, 306 Gay St., #200 Nashville, TN 37201, 615.256.5003 file#06040002

ADDRESS NEW OWNER(S)	SEND TAX BILLS TO:	MAP / PARCEL NO.
Madeline J. Erwin, & Sarah K. Erwin 100 Newport Drive Old Hickory, TN 37138	Guaranty Bank & Trust Company Robert Rose Drive Murfreesboro, TN. 37129-1218	53-2 / 53.00

FOR Love and Affection, and AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) Dollars, cash in hand paid by Sarah K. Erwin, unmarried , and other good and valuable consideration, the receipt of which is hereby acknowledged,

I, **MADELINE J. ERWIN,** un-married, the GRANTOR herein, have bargained and sold, and by these presents do transfer QuitClaim and convey unto:

MADELINE J. ERWIN, unmarried, and **SARAH K. ERWIN**, un-married, (mother and daughter) as Joint Tenants with the Right of Survivorship and **not** as Tenants in Common, the GRANTEES herein, their heirs and assigns in fee simple absolute, a certain tract or parcel of land located in **Davidson** County, State of Tennessee, described as follows:

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

Being Lot No. 1 as shown on the Plan of Fairway View Subdivision, of record in Plat Book 2900, page 41, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Madeline J. Erwin by Deed from William E. Flatt, Jr. and Alessa Denise Powell of record as Instrument #20060803-0094297, Register's Ofice for Davidson County, Tennessee.

The above description is the same as in the previous deed of record.

The herein described property is subject to the following:
2006 Property taxes are to be assumed by the GRANTEES.
Subject to all matters shown on the Plan of record in Plat Book 2900, page 41; easements contained in the Agreed Order of record in Book 5065, page 155, as amended in Book 5286, page 760, Register's Office for Davidson County, Tennessee.
Subject to the Deed of Trust of Record as instrument #20060803-0094298 Register's Office for Davidson County, TN.

This is improved property known as: 100 Newport Drive, Old Hickory, TN. 37138.

Witness our execution this 24 day of August, 2006.

Madeline J Erwin
Madeline J. Erwin

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Alice G Williams, a Notary Public in and for said County and State, the within named Madeline J. Erwin the bargainor(s), 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 Old Hickory, Tennessee this 24 day of Aug, 2006.

Alice G. Williams
NOTARY PUBLIC

My Commission Expires: 7-24-10

ALICE G. WILLIAMS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

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QuitClaim

DEED

From: Madeline J. Erwin

To: Madeline J. Erwin
and
Sarah K. Erwin
Joint Tenants
w/Right of Survivorship

Property:

100 Newport Drive
Old Hickory, TN. 37138

This Instrument was Prepared by:

Leroy Johnston Ellis IV
Attorney at Law
306 Gay Street, Suite 200
Nashville, Tennessee 37201
(615) 256-5003
&
3418 Old Hickory Blvd
Old Hickory, Tennessee 37183
(615) 847-2000

www.ljelaw.com

Certificate of Authenticity

I, Leroy J. Ellis IV, do hereby make oath that I am a licensed attorney and/or 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.

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Madeline J Erwin, a notary public for this county and state, Leroy J. Ellis IV who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

MADELINE J. ERWIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

Notary's Signature

My Commission Expires: 1-26-2008