THIS INSTRUMENT PREPARED BY:
Gibson, Gregory & Gwyn, PLLC
401 Church Street, Suite 2220
Nashville, TN 37219

Davidson County DEEDQC
Recvd: 12/20/07 15:40 3 pgs
Fees:17.00 Taxes:0.00
20071220-0146322

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL
Shannon A. Potter	Regions Bank dba Regions Mortgage	Map 061-16
1306 Cardinal Avenue	2050 Parkway Office Circle	Parcel 075
Nashville, TN 37216	Birmingham, AL 35244	

KNOW ALL MEN BY THESE PRESENTS that I, James W. Potter, for and in consideration of the sum of TEN AND NO/100THS ($10.00) DOLLARS, cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, do hereby convey, remise, release and forever quitclaim unto Shannon A. Potter, all of my right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot(s) 6 of Block "B", as shown on the map entitled Greenland Estates, of record as Plat Book 974, page 13, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to James W. Potter and Shannon A. Mueller, by deed from Bentley Investments, LLC, of record as Instrument No. 20050802-0090574, dated July 28, 2005, said Register's Office. The said James W. Potter and Shannon A. Mueller have since married and the said Shannon A. Mueller is now known as Shannon A. Potter.

This is improved property known as 1306 Cardinal Avenue, Nashville, TN 37216.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 14th day of ~~November~~ December, 2007.

JAMES W. POTTER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named James W. Potter, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 14th day of ~~November~~ December, 2007.

Notary Public

My Commission Expires: 9-25-2010

JEANNIE BURTON GREGORY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires September 25, 2010

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Shannon A. Potter
Affiant

Sworn to and subscribed before me this 14th day of ~~November~~ December, 2007.

Notary Public

My Commission Expires: 9-25-2010

JEANNE BURTON GREGORY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires September 25, 2010

I, Jeanne Burton Gregory, 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 to law.

Signature

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a notary public for this county and state, Jeanne Burton Gregory, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

MY COMMISSION EXPIRES: 11/22/08

Notary's Seal