THIS INSTRUMENT PREPARED BY:
1st Advantage Title & Escrow, LLC
1305 16th Avenue South
Nashville, TN 37212

Davidson County DEEDQC
Recvd: 01/22/08 12:19 2 pgs
Fees:12.00 Taxes:0.00



20080122-0006491

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Map and Parcel:
Joshua Walton	**Joshua Walton**	**061-16-0-247.00**
Rebecca Walton	**Rebecca Walton**	
1932 Streamfield Ct	Same	
Antioch, TN 37013		

THIS QUITCLAIM DEED made and entered into on the day and date last written by and between, **JOSHUA WALTON**, hereinafter referred to as the "GRANTORS" and **JOSHUA WALTON and REBECCA WALTON**, as joint tenants with right of survivorship, hereinafter referred to as the "GRANTEES";

WITNESSETH.

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00) Dollars cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, GRANTORS has this day quitclaimed unto GRANTEES, their heirs and assigns, as tenants by the entirety, all their right, title, and interest in and to certain real property located in **DAVIDSON** County, Tennessee being more particularly described as follows, to-wit:

Being Lot No. 19, Block D, on the Plan of Re-subdivision of Sunnymeade Unit No. 1, Subdivision of Sunnymeade Unit No., 2, of record in Book 974, page 57, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Joshua Walton, married, married, from Robert W. Hetzel, married, by deed dated April 6th, 2006, of record as Instrument No. 20060407-0040458, said Register's Office

This improved property known as: **1238 Ardee Ave, Nashville, TN 37216**

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

In Witness Whereof, the undersigned has hereunto set their hands on this 22nd day of January, 2008.

JOSHUA WALTON

STATE OF DAVIDSON)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **JOSHUA WALTON** with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence) that he executed the within instrument for the purposes contained therein.

Witness my hand and official seal this 22 day of January, 2008.

NOTARY PUBLIC

LELAND L. COLEMAN, JR. STATE OF TENNESSEE NOTARY PUBLIC MY COMM. EXP. SUMNER COUNTY

My Commission Expires: 6/15/09

STATE OF Tennessee)
COUNTY OF Davidson)

The actual consideration or value, whichever is greater, for this transfer is $0.00.

AFFIANT

Subscribed and sworn to before me this 22 day of January, 2008.

NOTARY PUBLIC

LELAND L. COLEMAN, JR. STATE OF TENNESSEE NOTARY PUBLIC MY COMM. EXP. SUMNER COUNTY

My Commission Expires: 6/15/09