Davidson County DEEDQC
Recvd: 01/28/08 12:00 3 pgs
Fees:17.00 Taxes:0.00
20080128-0008674

Prepared by:
Realty Title and Escrow Company, Inc.
1187 Old Hickory Blvd Suite 100
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF Davidson

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

Andra Joy Mastin
Affiant

AMY HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY
My Commission Expires: June 24, 2011

Subscribed and sworn to before me this 28th day of Jan., 2007.2008

Amy Harris
Notary Public
My commission expires: 6/24/2011

THIS INSTRUMENT WAS PREPARED USING INFORMATION PROVIDED BY THE PARTIES. PREPARER OF THIS INSTRUMENT MAKES NO REPRESENTATIONS WITH REGARD TO THE TITLE OF THE SUBJECT PROPERTY, THE ACCURACY OF THE INFORMATION RECEIVED OR THE VALIDITY OF ANY PLAT OR SURVEY REFERENCED.

Address of New Owner:	Send Tax Bills to:	Tax Information:
Andra Joy Mastin 41 Jones Circle Old Hickory, Tennessee 37138-3430	owner	MAP 44-7 PAR. 8

QUITCLAIM DEED

For a consideration, the receipt and sufficiency whereof is hereby acknowledged, ANDREA JOY MASTIN hereinafter the Grantors, by these presents, do hereby quitclaim and convey to ANDREA JOY MASTIN and HAZEL A. SPRAGUE, **as Joint Tenants with rights of Survivorship,** all of their right, title and interest in and to the following tract or parcel of land in Wilson County, Tennessee, to-wit:

See legal description attached as EXHIBIT A

Being the same property conveyed to ANDREA JOY MASTIN by Warranty Deed from GLODINE M. HEATH, dated March 9, 1977, of record in book 5123, page 294, Register of Deeds for Davidson County, Tennessee.

This conveyance is made subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This is improved property known as 41 Jones Circle, Old Hickory, Tennessee, Davidson County, Tennessee 37138-1940.

Witness my hand this 28th day of January, 2008.

Andrea Joy Mastin
ANDREA JOY MASTIN

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named ANDREA JOY MASTIN, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Old Hickory, TN, this 28th day of January, 2008.

Amy Harris
Notary Public

My commission expires:
6/24/11

AMY HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY
My Commission Expires June 24, 2011

EXHIBIT A ATTACHED HERETO AS LEGAL DESCRIPTION

Land in Davidson County, Tennessee, being Lot No. 17 on the Map of River Vista, as of record in Book 1424, page 118, Register's Office for said County.

Beginning in the north margin of Jones Circle at the common corner of Lot No. 17 and 18; thence North 34 deg. 28' West 1170.6 feet to the center line of a drainage ditch which is the property line, thence with the center line of the ditch north 72 deg. 23' East 259 feet; North 32 deg. 44' East 137.2 feet; thence North 28 deg. 27' East 165.4 feet; North 85 deg. 04' East 43.3 feet to the corner of Lot No. 16 and 17; thence with the line between said lots South 17 deg. 14' East 1313 feet to the north margin of Jones Circle thence with said Circle West 82 feet to the point of beginning.