QUITCLAIM DEED

State of Tennessee)
County of Davidson)

This instrument prepared by:
RUTH R. MURPHY, Attorney
4811 Lebanon Pike, Suite 106
Hermitage, Tennessee 37076

Davidson County DEEDQC
Recvd: 02/06/08 09:21 2 pgs
Fees:12.00 Taxes:0.00

20080206-0012255

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

Mary N. Nelsen
Affiant

Sworn to and subscribed before me this 4
Day of July, 2008.

BRANDY JONES NOTARY PUBLIC AT LARGE WILSON CO. TENN.

Brandy Jones
NOTARY PUBLIC

My Commission expires: 5-11-11

ADDRESS – NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NUMBER:
Mary Nelsen	Same	074 080
7040 Bonnamere Drive		204.00
Hermitage, Tennessee 37076		

FOR AND IN CONSIDERATION of ten dollars, and other good and valuable consideration, I, **CHRIS NELSEN**, do hereby quitclaim to **MARY NELSEN**, all of my right, title and interest in and to the following described tract of land:

LAND IN Davidson County, Tennessee being Lot No. 1039, Section 10 on the resubdivision of a portion of Hermitage Hills, Section 7, Hermitage Hills as of record in Book 3600, Page 50, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

This conveyance is made subject to the following:

1. Restrictions of record in Book 3765, Page 134, in Register's Office for Davidson County, Tennessee.
2. There is a 2.5' X 30' anchor easement located on the southeasterly corner of lot.
3. The Plan of record in Book 3600, Page 50, Register's Office for Davidson County, Tennessee shows a 30' minimum building setback line from Jacksonian Drive and a 30' minimum building setback line from Bonnamere Drive.

BEING the property conveyed by Deed of Record in Book 9087, page 575, Register's Office for Davidson County, Tennessee.

This Quitclaim Deed is being prepared solely from information provided and the legal description hereinabove was copied from the SPECIAL WARRANTY DEED prepared by Ronald H. Dooley, VA Regional Office, Nashville, Tennessee 37203.

This is property known as7040 Bonnamere Drive, Hermitage, TN 37076.

Witness my hand, this _____ day of January, 2008.

CHRIS NELSEN

STATE OF TENNESSEE

COUNTY OF Wilson

Personally appeared before me, the undersigned, a Notary Public of said county and State, CHRIS NELSEN, 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, at office, this 25 day of April, 2008.

NOTARY PUBLIC

My Commission Expires: 5-11-11