THIS INSTRUMENT PREPARED BY: LARRY D. CRAIG, ATTORNEY AT LAW, 305 FOURTEENTH AVENUE, NORTH, NASHVILLE, TENNESSEE 37203

# QUITCLAIM DEED

| ADDRESS NEW OWNER AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| L.W. Carney and Brenda C. Parker, JTROS<br>5401 Louisiana Avenue<br>Nashville, Tennessee 37209 | Same | Map 091-07-0<br>Parcel 076.00 |

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to create a joint tenancy with rights of survivorship, and not as tenants in common, I, L.W. Carney, a widower and unmarried person, by these presents do hereby quitclaim all of my interest unto Larry D. Craig, Trustee, his successors and assigns, as to the following described tract or parcel of land, to wit:

> Land in Davidson County, Tennessee, being Lot Nos. 1302 and 1304, of Block 21, on Plan No. 2, West Nashville, of record in Book 57, Page 172, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lots.
>
> Being the same property conveyed unto L.W. Carney and wife, Nellie Carney, by deed of record in Instrument No. 20000327-0030482, Register's Office for Davidson County, Tennessee. The said Nellie Carney having since died on January 29, 2008, survived by her husband, L.W. Carney, vesting in him as surviving tenant by the entireties.
>
> This instrument being prepared without the benefit of title examination, title insurance or closing thereupon, and upon information furnished by the parties.
>
> This is improved property known as 5401 Louisiana Avenue, Nashville, Tennessee 37209.

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

And now, I, the said Larry D. Craig, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto L.W. Carney and Brenda C. Parker, as joint tenants with rights of survivorship and not as tenants in common, their heirs and assigns, all of my interest in the aforedescribed property, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF, we have hereunto set our hands this 26th day of February, 2008.

Davidson County DEEDQC
Recvd: 02/27/08 09:29 2 pgs
Fees:17.00 Taxes:0.00
20080227-0019074

L.W. Carney
L.W. CARNEY

LARRY D. CRAIG, TRUSTEE

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 L.W. Carney, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 26th day of February, 2008.

NOTARY PUBLIC

My commission expires: 9/25/2010

THOMAS J. DRAKE JR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 25, 2010

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 Larry D. Craig., the Trustee, with whom I am personally acquainted, and who acknowledged that he, as Trustee, executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 26th day of February, 2008.

NOTARY PUBLIC

My commission expires: 9/25/2010

THOMAS J. DRAKE JR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires SEPT 25, 2010

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The consideration or value, whichever is greater, for this transfer is $0.00, to create a joint tenancy with rights of survivorship.

AFFIANT

Sworn to and subscribed before me this 26th day of February, 2008.

NOTARY PUBLIC

My Commission Expires: 9/25/2010

THOMAS J. DRAKE JR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires SEPT 25, 2010