THIS INSTRUMENT PREPARED BY:

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ATTORNEYS AT LAW
424 CHURCH STREET, SUITE 2200
NASHVILLE, TN 37219
615-256-6666 615-254-4254-FAX

FROM: Bryant H. Dixon ("Grantor")

TO: Gina F. Dixon ("Grantee")
1111 Montrose Avenue
Nashville, Tennessee 37204

ADDRESS NEW OWNER:	**SEND TAX BILLS TO:**	**MAP & PARCEL NO:**
Gina F. Dixon 1111 Montrose Avenue Nashville, Tennessee 37204	Same	Map 118-1 Parcel 130

QUITCLAIM DEED

FOR AND IN CONSIDERATION of a divorce, I, Bryant H. Dixon, by these presents, do hereby quitclaim and convey to Gina F. Dixon, her heirs and assigns, my entire undivided interest in and to the following described real property:

> BEING Lot No. 127, Plan of Montrose Place, as of record in Book 57, Page 93, Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.
>
> Being the same property conveyed to Bryant H. Dixon and Gina F. Dixon, by deed from Carol Krawyck and Barbara H. Guffee of record in Book 9452, Page 680, Register's Office for Davidson County, Tennessee.

This is improved property known as: 1111 Montrose Avenue, Nashville, Tennessee 37204.

AND NOW, I, the said Bryant H. Dixon, do hereby quitclaim and convey unto Gina F. Dixon, her heirs and assigns, all of my interest in the property hereinabove

Davidson County DEEDQC
Recvd: 03/11/08 14:24 3 pgs
Fees:17.00 Taxes:0.00
20080311-0024592

described and to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand, this 1st day of February, 2008.

Bryant H. Dixon, Grantor

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Andrew M. Cate, a Notary Public in and for Davidson County, Tennessee, the within named Bryant H. Dixon, the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, on this the 1st day of February 2008.

Notary Public
My Commission Expires: 09-20-08

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Bryant H. Dixon

Sworn to and subscribed before me on this 1st day of February 2008.

Notary Public
My Commission Expires: 09-20-08

Disclaimer

Preparer of this document makes no warranties as to title on the property herein conveyed. This deed was prepared from information furnished to preparer and preparer makes no warranties as to the accuracy of information furnished.