Davidson County DEEDQC
Recvd: 03/20/08 15:00 2 pgs
Fees:12.00 Taxes:0.00
20080320-0028421

This Instrument Prepared By:
Eric S. Cartee
Attorney at Law
530 Church Street
Suite 202
Nashville, TN 37219

This actual consideration or value whichever is greater for this transfer is $ 0 .

AFFIANT

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 29 day of February 2008.

SUZANNE MATTHEWS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN

NOTARY PUBLIC

My Commission Expires: MY COMMISSION EXPIRES SEPTEMBER 25, 2010

Quitclaim Deed

ADDRESS NEW OWNER:	**SEND TAX BILLS TO:**	**TAX-INFORMATION:**
Michael Ryan Walker	SAME	087-9-0
4321 Valley Grove Road		004.00
Hermitage, TN 37076		

FOR AND IN CONSIDERATION as part of the settlement in a pending divorce action in the Circuit Court for Davidson County, Tennessee, styled Michael Ryan Walker v. Shannon Renee Walker docket no. 00D2570, I, **Shannon Renee Walker,** by and these presents do hereby quitclaim and convey unto **Michael Ryan Walker,** to his heirs, successors and assigns, all my right, title and interest in and to the following described tract of land:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Lot 102, Section 7, Valley Grove Subdivision of record in Plat Book 5800 Page 246, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more completer and accurate legal

description.

Being part of the same property conveyed to Michael Ryan Walker and Donna W. Walker, Husband and Wife, by deed from Debra J. McClure, dated December 30, 1997, and recorded January 12, 1998 in Book 10754, page 572, Register's Office for Davidson County, Tennessee. Property was conveyed from Donna W. Walker to Michael Ryan Waeker by deed recorded as instrument no. 20000724 0072970.

This conveyance is 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 property is improved property known as 4321 Valley Grove Road, Hermitage, Tennessee 37076.

This conveyance is a further division of property in a divorce proceeding pending in the Circuit Court for Davidson County, Tennessee, docket no.00D2570 pursuant to the terms of a marital dissolution agreement executed by and between Michael Ryan Walker and Shannon Renee Walker.

Shannon R. Walker

Shannon Renee Walker

STATE OF Tennessee)
)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, Shannon Renee Walker, the within-bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory information, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville Tennessee this 29 day of February 2008.

Suzanne Matthews

NOTARY PUBLIC

MY COMMISSION EXPIRES SEPTEMBER 25, 2010

My Commission Expires: _____

SUZANNE MATTHEWS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN