THIS DOCUMENT PREPARED BY (AND AFTER RECORDING RETURN TO):
Talbott Title & Escrow, LLC
213 Ward Circle
Brentwood, TN 37027
Telephone: 615-661-8099
File No. 08-1570

Davidson County DEEDQC
Recvd: 04/02/08 14:47 2 pgs
Fees:12.00 Taxes:0.00
20080402-0033331

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QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Linda M. Reames and Martina L. McClerkin,** hereinafter referred to as "Grantor", does hereby bargain, sell, remise, release, quit claim and convey unto **Larry Darnell Reames and Linda M. Reames, as Joint Tenants, and not as tenants in common, their assigns, the survivor of them and the survivor's personal representatives and assigns** hereinafter "Grantee", the following real estate, together with all improvements located thereon, lying in the **City of Antioch, County of Davidson,** State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 51 on the Plan of Fair Oaks Subdivision, Section I, as of record in Book 4175, Pages 42 and 43, Register's Office for said County, described as follows:

Beginning at a point in the southerly margin of Delvin Drive at the corner of Lots 50 and 51; thence with the margin of said Drive, easterly 92 feet to a point at the beginning of a curve; thence around the said curve, southeasterly 39.27 feet to a point in the westerly margin of Tusculm Court; thence with the margin of the same, southerly 83 feet to a point; thence westerly 111.08 feet to the common rear corner of Lots Nos. 50 and 51; thence with the line between said lots, northwardly 86.47 feet to the point of beginning.

THIS DOCUMENT CREATES LEGAL CONSEQUENCES, WHICH SHOULD BE DEFINED, DISCUSSED, AND CONFIRMED WITH COMPETENT LEGAL REPRESENTATION. THERE IS NOT ANY ASSURANCE TO THE USER THAT THIS DOCUMENT WILL ACCOMPLISH A PARTICULAR LEGAL RESULT OR OBJECTIVE WITHOUT THE REVIEW OF ALL CIRCUMSTANCES WHICH REQUIRE ITS' COMPLETION.

MM.

LESS AND EXCEPT all oil, gas and minerals, on and under the above described property owned by grantors, if any, which are reserved by Grantors.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

AND BEING ALL OR PART OF THE SAME premises conveyed to Grantor by virtue of a deed from Billy Don Hill and wife, Shirley F. Hill, dated December 21, 1998, and recorded December 31, 1998, in the Register of Deeds for the City of Antioch, County of Davidson, in Book 11277, at Page 564.

WITNESS Grantor's hand this 19th day of March, 2008.

Witness

Linda M. Reames {SEAL}

Martina L. McClerkin (SEAL)

STATE OF TENNESSEE
CITY OF ANTIOCH, COUNTY OF DAVIDSON

On this the 19th day of March, 2008, before me, the undersigned officer duly commissioned and qualified, personally appeared , known to be (or satisfactorily proven) to be the person whose name is subscribed to the within instrument and acknowledged that he executed the same as his free act and deed.

Notary Public

CITY OF ANTIOCH, COUNTY OF DAVIDSON

I, or we, herby swear that to the best of the affiants knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is 0 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant:

Subscribed and sworn to before me this 19th day of March 2008.

Notary Public
My Commission expires: 9-19-09

Person or Agency responsible for taxes:
Larry and Linda M. Reames
245 Delvin Drive
Antioch, TN 37013
NEW OWNERS ADDRESS

PARCEL # 162-06-0-058.00

DAVID ROETGER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.