Davidson County DEEDQC
Recvd: 05/05/08 15:46 4 pgs
Fees:27.00 Taxes:0.00
20080505-0046333

This Instrument Prepared By:

J. Allen Reynolds III
Evans, Jones & Reynolds,
A Professional Corporation
SunTrust Plaza
401 Commerce Street, Suite 710
Nashville, Tennessee 37219-2405

From:

David R. Moore and
Jennifer L. Halpern-Moore,
as Tenants by the Entirety

To:

J. Allen Reynolds III, Trustee

From:

J. Allen Reynolds III, Trustee

To:

David R. Moore and
Jennifer L. Halpern-Moore,
as Tenants in Common

QUITCLAIM DEED

Address of New Owner:	Send Tax Bills To:	Map-Parcel Numbers
David R. Moore and Jennifer L. Halpern-Moore 4030 Sunnybrook Drive Nashville, Tennessee 37205	SunTrust Mortgage, Inc. Post Office Box 57028 Irvine, California 92619-7028	130-04 11

This instrument prepared from information furnished by the parties, for which preparer assumes no responsibility. Preparer of this instrument makes no representation as to the title of the property described herein.

NOTE TO REGISTER'S OFFICE: This conveyance is exempt from the payment of the privilege tax pursuant to Section 67-4-409(a)(3)(A), Tennessee Code Annotated.

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 tenancy in common, and not a tenancy by the entirety, in **David R. Moore** and **Jennifer L. Halpern-Moore**, in the hereinafter

described real property, we, **David R. Moore** and **Jennifer L. Halpern-Moore**, in order to create a tenancy in common in ourselves, by these presents do hereby quitclaim and convey unto **J. Allen Reynolds III, Trustee**, the following described tract or parcel of land situated in Davidson County, State of Tennessee:

> Land in Davidson County, Tennessee, being the south 112.5 feet of Lot 17 on the Plan of the Resubdivision of part of Royal Oaks Subdivision, of record in Book 1424, Page 31, Register's Office for Davidson County, Tennessee.
>
> Said part of Lot No. 17 fronts 112.5 feet on the easterly side of Sunnybrook Drive, formerly Altamont Avenue and extends back between lines 317.35 feet, more or less.
>
> Being the same property conveyed to David R. Moore and Jennifer L. Halpern-Moore, husband and wife, by Warranty Deed from Carpenter Construction, Inc., a Tennessee corporation, of record as Instrument No. 20080219-0015861 in the Register's Office for Davidson County, Tennessee.

This is improved property, known as 4030 Sunnybrook Drive, Nashville, Tennessee 37205.

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

And now, I, the said **J. Allen Reynolds III, Trustee,** for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto **David R. Moore** and **Jennifer L. Halpern-Moore**, and their respective heirs and assigns, as tenants in common, and not as tenants by the entirety, the same property hereinabove described and set forth, 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 on this the 2nd day of May, 2008.

David R. Moore

Jennifer L. Halpern-Moore

J. Allen Reynolds III, Trustee

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Cindy K. Runge, Notary Public of said State and County, **David R. Moore**, with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 2nd day of May, 2008.

Notary Public

My Commission Expires: 9-19-09

Notary Seal present,
but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, CINDY K. RUNGE, Notary Public of said State and County, **Jennifer L. Halpern-Moore**, with whom I am personally acquainted and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 2nd day of May, 2008.

Cindy K. Runge
Notary Public

Notary Public at Large

My Commission Expires: 9-19-09

Notary Seal present,
but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, CINDY K. RUNGE, Notary Public of said State and County, **J. Allen Reynolds III, Trustee,** with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 2nd day of May, 2008.

Cindy K. Runge
Notary Public

Notary Public at Large

My Commission Expires: 9-19-09

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Bill Garrett
Davidson County Register of Deeds