Davidson County DEEDQC
Recvd: 05/13/08 13:30 3 pg
Fees:17.00 Taxes:0.00
20080513-0049259

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC (MDS)
315 Deaderick Street, Suite 2700
Nashville, Tennessee 37238-3001
Doc. 2595970 gh

QUITCLAIM DEED

Address New Owner(s) As Follows:	Send Tax Bills to:	Map Parcel Numbers:
K. Robinson Francis Richard Edward Francis, Jr. 537 Jackson Boulevard Nashville, Tennessee 37205	Same	Parcel ID: 13002017200

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged and in order to create a tenancy in common, I, K. ROBINSON FRANCIS, by these presents do hereby quitclaim and convey a fifty percent (50%) undivided interest in and to the property described on Exhibit A hereto unto my spouse, RICHARD EDWARD FRANCIS, JR., as a tenant in common, his heirs and assigns.

The description on Exhibit A hereto is the same as that contained in the prior deed.

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

This is improved property known as 537 Jackson Boulevard, Nashville, Tennessee.

IN WITNESS WHEREOF, the undersigned has executed this instrument on this 6th day of May, 2008.

K. Robinson Francis

K. Robinson Francis

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, K. Robinson Francis, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 6th day of May, 2008.

Rugenia Hines
Notary Public

My Commission Expires:
11-07-2011

RUGENIA HINES
STATE OF TENNESSEE NOTARY PUBLIC
Comm. Exp. Nov. 7, 2011
DAVIDSON COUNTY

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.

Richard E. Francis
Affiant

Subscribed and sworn to before me
this 6th day of May, 2008.

Rugenia Hines
Notary Public

My Commission Expires:
11-07-2011

RUGENIA HINES
STATE OF TENNESSEE NOTARY PUBLIC
Comm. Exp. Nov. 7, 2011
DAVIDSON COUNTY

EXHIBIT A

Land in Davidson County, Tennessee being lot No. 3 on the Plan of Windsor Acres, as of record in Book 3300, page 60, Register's Office for Davidson County.

Said Lot No. 3 fronts 189.0 feet on the westerly side of Jackson Boulevard and extends back 255 feet on the southerly line and 239.3 feet on the northerly line to a dead line which is a broken line, measuring 219 feet thereon.

Being the same property conveyed to K. Robinson Francis by deed of record in Deed Book 9146, page 89, Register's Office of Davidson County, Tennessee.