Prepared by:
T. Richard Travis
MANIER & HEROD, a Tennessee Professional Corporation
One Nashville Place, Suite 2200
150 Fourth Avenue North
Nashville, Tennessee 37219
(615) 742-9332

Davidson County DEEDQC
Recvd: 06/03/08 16:01 3 pgs
Fees:17.00 Taxes:0.00
20080603-0056765

CO-TRUSTEES' QUITCLAIM DEED

ADDRESS OF OWNER:	SEND TAX BILLS TO:	PARCEL ID:
Henry W. Foster, Jr., et al **4140 West Hamilton Drive** **Nashville, TN 37218**	**Henry W. Foster, Jr., et al** **4140 West Hamilton Drive** **Nashville, TN 37218**	**#05815000400**

FOR AND IN CONSIDERATION of One Dollar ($1.00), the receipt of which is hereby acknowledged, HENRY WENDELL FOSTER, JR. and ST. CLAIR (SANDY) ANDERSON FOSTER, as CO-TRUSTEES OF THE FOSTER JOINT REVOCABLE LIVING TRUST AGREEMENT dated June 8, 2000, and any amendments thereto, (hereinafter referred to as "Grantors"), by these presents, do hereby quitclaim and convey unto HENRY WENDELL FOSTER, JR. and wife, ST. CLAIR (SANDY) ANDERSON FOSTER, individually (hereinafter referred to as "Grantees"), their successors and assigns, a one-half (1/2) undivided right, title and interest each in and to the following property located in Davidson County, Tennessee, to be held as tenants in common as follows:

> Land in Davidson County, Tennessee, being Lot No. 119 on the Plan of Enchanted Hills, Section II, as of record in Book 3700, Page 27, in the Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 119 fronts 145.0 feet on the northerly margin of West Hamilton Road and extends back between lines, the easterly line being 270.8 feet and the westerly line being 324.5 feet to a broken line in the rear measuring 162.46 feet thereon.
>
> Being the same property conveyed to Henry Wendell Foster, Jr. and St. Clair (Sandy) Anderson Foster, as Co-Trustees of the Foster Joint Revocable Trust Agreement by Quitclaim Deed from Henry W. Foster and

wife, St. Clair A. Foster, dated June 8, 2000, of record as Instrument No. 200006140059291 in the offices of the Register of Deeds for Davidson County, Tennessee.

This is improved property known as 4140 West Hamilton Road, Nashville, Tennessee 37218.

The legal description stated above has been taken from said Quitclaim Deed. This transfer is by quitclaim and Grantors make no warranties about the title. Said properties are conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS OUR HANDS this 3rd day of June, 2008.

CO-TRUSTEES OF THE FOSTER JOINT REVOCABLE LIVING TRUST AGREEMENT-Grantor

By: _____
Henry Wendell Foster, Jr.-Co-Trustee

By: _____
St. Clair (Sandy) Anderson Foster-Co-Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Marcella E. Gignilliat, a Notary Public of this County, HENRY WENDELL FOSTER, JR, the within named 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, at office, this 3rd day of June, 2008.

MARCELLA E. GIGNILLIAT
STATE OF TENNESSEE NOTARY PUBLIC
HICKMAN COUNTY, TENN.

_____
Notary Public
My Commission Expires: 11-27-2010

#439877

My Commission Expires NOV. 27, 2010

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Marcella E. Gignilliat, a Notary Public of this County, ST. CLAIR (SANDY) ANDERSON FOSTER, 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 at office this 3rd day of June, 2008.

MARCELLA E. GIGNILLIAT STATE OF TENNESSEE NOTARY PUBLIC HICKMAN COUNTY, TENN.

/s/ Marcella E. Gignilliat
Notary Public
My Commission Expires: 11-27-2010

My Commission Expires NOV. 27, 2010

THE MAXIMUM PRINCIPAL INDEBTEDNESS FOR TENNESSEE TAX PURPOSES IS $1.00. THIS TRANSACTION IS EXEMPT FROM RECORDATION TAX PURSUANT TO SECTION 67-4-409(a)(4) OF THE TENNESSEE CODE ANNOTATED.

Henry Wendell Foster, Jr., Co-Grantee

Sworn and subscribed to before me this 3rd day of June, 2008.

My Commission Expires: 11-27-2010

Marcella E. Gignilliat
Notary Public

MARCELLA E. GIGNILLIAT STATE OF TENNESSEE NOTARY PUBLIC HICKMAN COUNTY, TENN.

My Commission Expires NOV. 27, 2010