Davidson County DEEDQC
Recvd: 06/06/08 13:18 3 pgs
Fees:17.00 Taxes:0.00
20080606-0058374

QUITCLAIM DEED

FROM: Michael L. Adams

TO: Michelle R. Adams

This Instrument Was Prepared By:
MARLENE ESKIND MOSES
Suite 500
101 Church Street
Nashville, Tennessee 37201

Address New Owner:	**Send Tax Bills To:**	**Map-Parcel No.:**
Michelle Rice Adams	SAME	Map 156
7933 Highway 100	7933 Highway 100	Parcel 60
Nashville, TN 37221	Nashville, TN 37221	9D-49535

AFFIDAVIT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The undersigned, after being first duly sworn according to law, does make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of a Marital Dissolution Agreement in that certain case styled MICHELLE RICE ADAMS v. MICHAEL LEE ADAMS, Case No. 07D-2299 of Davidson County, Tennessee and that there was no other consideration given for the transfer.

PENNY J. SANDERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Michelle Rice Adams
GRANTEE, Michelle Rice Adams

Sworn to and subscribed before me, this 4th day of June, 2008.

Penny J. Sanders
NOTARY PUBLIC

My Commission Expires: May 8, 2012

This transaction is exempt from tax pursuant to *T.C.A.* §.67-4-409(E), and in accordance with the terms and conditions of the Marital Dissolution Agreement in that certain case in the Fourth Circuit Court for Davidson County, Tennessee, Michael Lee Adams has

bargained and sold, and by these presents does transfer, quitclaim and convey unto the said Michelle Rice Adams her heirs, successors, and assigns, all of her right, title and interest in and to that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in the 9th Civil District of Davidson County, Tennessee, being Lot No. 18, Harpeth Heights, Section 5, not of record, described according to a survey made by Hal R. Swann, Jr., Surveyor, October 26, 1963, and revised June 21, 1965.

LOT NO.18 is described as follows: Beginning on the southerly margin of Highway 100 at a point 146 feet east of the northeast corner of the property conveyed to Alvin W. Terrel & Son, Inc., by deed from E.U. Buchi and wife, of record in Book 3882, page 487, Register's Office for said County; thence southerly 300 feet; thence easterly 146 feet; thence northerly 300 feet to the southerly margin of Highway 100; thence with the same westerly 146 feet to the beginning.

The above described property was conveyed to James T. Baker by deed from Verne E. Allen and wife, Patricia B. Allen, of record in Book 5681, page 840, Register's Office for said County.

This conveyance is subject to easement for lawn maintenance and driveway purposes as of record in Book 5647, page 635, Register's Office for said County, and restrictive covenants contained in an instrument of record in Book 3951, page 13, Register's Office for said County.

BY WARRANTY DEED OF RECORD as found at Book No. 5757 and page 967, James T. Baker, Jr. unmarried conveyed all of his right, title and interest in subject property to Michael L. Adams and Michelle R. Adams, husband and wife.

THIS CONVEYANCE IS SUBJECT TO all covenants, conditions, and restrictions of record.

Said property having a physical address of: 7933 Highway 100 Nashville, TN 37221.

Witness my hand this 4 day of June, 2008.

GRANTOR, Michael L. Adams

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Michael L. Adams personally appeared before me, a Notary Public of said County and State, 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 and official seal at Nashville, Tennessee, this 4TH day of JUNE, 2008.

Ellen S. McDaniel
NOTARY PUBLIC

My Commission Expires:
November 7, 2011

ELLEN S. McDANIEL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 7, 2011

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND MARLENE ESKIND MOSES, ATTORNEY, SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION OR SETTLEMENT.