Davidson County DEEDQC
Recvd: 07/28/08 12:30 1 pgs
Fees:12.00 Taxes:0.00

20080728-0076847

THIS INSTRUMENT WAS PREPARED BY: **HALLMARK TITLE COMPANY** **100 BLUEGRASS COMMONS BLVD, SUITE 415** **HENDERSONVILLE, TN 37075** THIS INSTRUMENT WAS PREPARED FROM INFORMATION PROVIDED BY THE PARTIES. TITLE SEARCH WAS PERFORMED AND NO WARRANTIES ARE MADE BY THE DRAFTER. NO LEGAL OR TAX ADVICE HAS BEEN PROVIDED BY THE DRAFTER.	STATE OF TENNESSEE COUNTY OF Sumner THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $-0-. Vicki Dutton AFFIANT SUBSCRIBED AND SWORN TO BEFORE ME, THIS 1st DAY OF July, 2008. Deborah A Rael NOTARY PUBLIC MY COMMISSION EXPIRES: 12-21-09

DEBORAH A RAE
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
My Commission Expires December 21, 2009

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NUMBERS:
Kathleen K. Seals as Trustee of the Kathleen K. Seals Living Trust dated the 4th of June, 2008	Same as new owner	136 10 0 068.00
(NAME)	(NAME)	
328 Clearlake Drive West		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37217		
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **KATHLEEN K. SEALS** "GRANTOR", by these presents, does hereby quitclaim and convey unto **KATHLEEN K. SEALS AS TRUSTEE OF THE KATHLEEN K. SEALS LIVING TRUST DATED THE 4TH DAY OF JUNE, 2008**, hereinafter called "GRANTEE", his successors, heirs and assigns all of his rights, title and interests in and to a certain tract or parcel of land in **DAVIDSON** County, State of **TENNESSEE,** described as follows, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 455 on the Plan of Priest Lake Park, Section 7A, of record in Book 5200, Page 107, 108 and 109, Register's Office for said County.

SAID Lot No. 455 fronts 109.65 feet on the westerly margin of Clearlake Drive and extends back 124.54 feet on the northerly line and 140.64 feet on the southerly line to a dead line in the rear, measuring 90.45 feet thereon.

Being the same property conveyed to Raleigh G. Seals and wife, Kathleen K. Seals by deed from Albert Raymond Prevost and wife, Pamela N. Prevost, dated November 14, 1986 and recorded on November 17, 1986 in Book 7042, Page 158, Register's Office, Davidson County, Tennessee. The said Raleigh G. Seals died on May 11, 2000, leaving Kathleen K. Seals as the surviving tenant by the entirety.

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

This is **improved** property known as 328 Clearlake Drive West, Nashville, TN 37217.

WITNESS our hands this 1st day of July, 2008.

Kathleen K. Seals
KATHLEEN K. SEALS

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for the said County and State, personally appeared KATHLEEN K. SEALS, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal this 1st day of July, 2008.

ASTER TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public

My Commission Expires: 03/10/2012