Davidson County DEEDQC
Recvd: 08/08/08 09:40 2 pg
Fees:12.00 Taxes:0.00
20080808-0081812

This Instrument Prepared By & Return to:
Elite Title Company, LLC
109 Westpark Drive, Suite 350
Brentwood, TN 37027
6080305

Information in this document furnished by the parties and relied upon by the preparer of this document.

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, receipt of which is hereby acknowledged, we, **Tawanda Baxter-Finchum and husband James U. Finchum AND Brian James Finchum and wife, Lori Crystal Finchum,** do hereby bargain, sell, release, remise, quitclaim and convey unto **Brian James Finchum and wife, Lori Crystal Finchum** all my rights, title and interest in and to the following described real estate, to-wit:

Land in Davidson County, Tennessee, being Lot No. 47 on the Plan of Dahlia Gardens, as of record in Book 2663, page 93, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Tawanda Baxter-Finchum and husband, James U. Finchum and Brian James Finchum and wife, Lori Crystal Finchum by Quitclaim Deed from Tawanda Baxter, dated 6-20-01 and recorded 6-26-01 in Instrument Number 20010626-0067550; and previously conveyed to Tawanda Baxter by Quitclaim Deed from Michael A. Goodman dated 2-10-95 and recorded 2-10-95 in Book 9593, page 434; and conveyed to Michael A. Goodman by Warranty Deed from Edward E. Hale and wife, Deborah A. Hale dated 8-28-84 and recorded 8-30-84 in Book 6370, page 199, Register's Office for Davidson County, Tennessee. See also Quitclaim Deeds of record in Book 6606, page 496 and Book 8195, page 396.

This conveyance is made subject to any and all zoning regulations, building restrictions, setback lines, if any, easements and rights for public utilities applicable to this property. Taxes for the current year have been prorated and are assumed by the Grantee(s) herein.

Improved property known as: 1913 Dahlia Circle, Nashville, TN 37210

IN TESTIMONY WHEREOF I have hereunto set my hand and seal this 25 day of July, 2008.

Tawanda Baxter-Finchum
Tawanda Baxter-Finchum

Brian James Finchum
Brian James Finchum

James U. Finchum
James U. Finchum

Lori Crystal Finchum
Lori Crystal Finchum

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ Davidson

On this 25th day of July, 2008, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Tawanda Baxter-Finchum and husband James U. Finchum AND Brian James Finchum and wife, Lori Crystal Finchum** to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and who acknowledged the execution of same on their behalf to be his/her/their free act and deed.

Cheryl M. Rodgers
Notary Public
My Commission Expires: 1-24-12

CHERYL M. RODGERS
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ Davidson (ce)

I/we hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me this 25th day of July, 2008.

Notary Public
My Commission Expires: 1-24-12

CHERYL M. RODGERS
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

Tax/Map ID & Parcel:
095-05-0-011.00

New Owners:
Brian James Finchum
1913 Dahlia Circle
Nashville, TN 37210

Send Tax Bills to :
New Owner

BDT JBF