Davidson County DEEDQC
Recvd: 09/23/08 13:42 3 pgs
Fees:17.00 Taxes:0.00

20080923-0096860

Quit Claim Deed

08 WR 17332

STATE OF TENNESSEE
COUNTY OF Davidson I Swear that to the best of my knowledge
THE ACTUAL CONSIDERATION OF VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS Rachel Julian
$ 10.00

Anne M. Harding NKA Anne M. Harding-Julian
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF Sept, 2008.

James A. Farley
Notary Public

MY COMMISION EXPIRES April 23, 2012
(Affix Seal)

JAMES A. FARLEY NOTARY PUBLIC AT LARGE WILSON CO. TENN.

THIS INSTRUMENT WAS PREPARED BY:
Nations Lending Services 5370 W. 95 St. Shawnee Mission, KS 66207 913-341-2705 File# **08nl36388**

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
ANNE M. HARDING- JULIAN	**ANNE M. HARDING- JULIAN**	**14806001400**
(NAME) **3817 E. RIDGE DR.**	(NAME) **3817 E. RIDGE DR.**	**RETURN TO: WORLDWIDE RECORDING, INC.**
(ADDRESS) **Nashville, TN 37211**	(ADDRESS) **Nashville, TN 37211**	**9801 LEGLER RD**
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	**LENEXA, KS 66219**
		1-800-316-4682

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **ANNE M. JULIAN NKA ANNE M. HARDING- JULIAN, UNMARRIED AND RACHEL JULIAN, UNMARRIED**, whose mailing address is **3817 E. RIDGE DR. Nashville, TN 37211** HEREINAFTER CALLED THE GRANTOR, HAS QUITCLAIMED AND CONVEYED UNTO, **ANNE M. HARDING- JULIAN, UNMARRIED AND RACHEL JULIAN, UNMARRIED JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP**, whose mailing address is **3817 E. RIDGE DR. Nashville, TN 37211** HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, ALL THEIR RIGHT, TITLE AND INTEREST IN CERTAIN REAL ESTATE IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

THAT 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. 18 ON THE PLAN OF MURRAY HEIGHTS, OF RECORD IN BOOK 2663, PAGE 37, REGISTER'S OFFICE FOR DAVIDSON COUNTY. DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE WEST MARGIN OF EAST RIDGE DRIVE AT THE CORNER OF LOTS NO. 18 AND 19; THENCE WITH THE LINE BETWEEN SAID LOTS, WESTERLY 246.66 FEET TO A POINT; THENCE SOUTHERLY 58 FEET TO THE NORTH MARGIN OF WILLARD DRIVE; THENCE WITH THE MARGIN OF THE SAME EASTERLY 218.13 FEET TO THE BEGINNING OF A CURVE; THENCE AROUND SAID CURVE NORTHEASTERLY 39.39 FEET TO THE WEST MARGIN OF EAST RIDGE DRIVE; THENCE WITH THE MARGIN OF THE SAME NORTHERLY 82.58 FEET TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO JAMES ROY NEWMAN AND WIFE, NORMA JANE NEWMAN BY TRUSTEE'S DEED DATED NOVEMBER 26, 1974 AND FILED FOR RECORD ON DECEMBER 2, 1974 IN BOOK 4872, PAGE 297, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

BEING THE SAME PROPERTY CONVEYED TO \ANNE M. JULIAN, UNMARRIED AND RACHEL JULIAN, UNMARRIED JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP\ BY \WARRANTY DEED\ FROM \JAMES ROY NEWMAN AND WIFE, NORMA JANE NEWMAN\ AS RECORDED \6/22/2004\ IN DOCUMENT \20040622-0073976\.

COMMONLY KNOWN AS: \3817 E. RIDGE DR. NASHVILLE TN 37211

NOTE: Deed being filed To change to brwr's legal name with NO Consideration.

This improved/ unimproved property known as:

3817 E. RIDGE DR. Nashville, TN 37211
(House Number) (Street) (City or Town) (Postal Zip)

Quit Claim Deed

Witness my hand this 12th day of September, 2008.

Anne M. Julian NKA Anne M. Harding-Julian

ANNE M. JULIAN
NKA ANNE M. HARDING- JULIAN

Rachel Julian

RACHEL JULIAN

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared **ANNE M. JULIAN NKA ANNE M. HARDING- JULIAN, UNMARRIED AND RACHEL JULIAN, UNMARRIED** with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence).

Witness my hand and official seal at the office in Nashville, Tennessee, this the 12th day of September 2008.

James A. Farley

NOTARY PUBLIC

My Commission Expires: April 23, 2012

JAMES A. FARLEY
NOTARY PUBLIC AT LARGE
WILSON CO. TENN.

LEGAL DESCRIPTION
(Exhibit A)

08NL36388

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BEING THE SAME PROPERTY CONVEYED TO ANNE M. JULIAN, UNMARRIED AND RACHEL JULIAN, UNMARRIED JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP BY WARRANTY DEED FROM JAMES ROY NEWMAN AND WIFE, NORMA JANE NEWMAN AS RECORDED 6/22/2004 IN DOCUMENT 20040622-0073976.

COMMONLY KNOWN AS: 3817 E. RIDGE DR. NASHVILLE TN 37211

Tax Id: