Davidson County DEEDQC
Recvd: 09/23/08 14:06 2 pgs
Fees:17.00 Taxes:0.00
20080923-0096882

QUITCLAIM DEED

FROM:	**THELMUS DAVIS, JR.**	**FROM:**	**RONALD K. NEVIN, TRUSTEE**
TO:	**RONALD K. NEVIN, TRUSTEE**	**TO:**	**THELMUS DAVIS, JR., et al.**

ADDRESS NEW OWNER:	**SEND TAX BILLS TO:**	**MAP-PARCEL NO.**
Thelmus Davis, Jr. **1262 Massman Dr.** **Nashville, TN 37217**	SAME	107-14-A 37

THIS INSTRUMENT WAS PREPARED BY

RONALD K. NEVIN, ATTORNEY
404 James Robertson Parkway
1850 Parkway Towers
Nashville, Tennessee 37219
(615) 244-7708

JESSICA McDUFFIE-MASSEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires JULY 5, 2011

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER FOR THIS TRANSFER IS $0.00.

AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS 23rd DAY OF SEPTEMBER, 2008.

NOTARY PUBLIC
My Commission Expires: July 5, 2011

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a conveyance to create a fee simple absolute I, THELMUS DAVIS, JR., by these presents do hereby quitclaim and convey all my interest unto RONALD K. NEVIN, Trustee, his successors and assigns, all right, title and interest in and to the following described tract or parcel of land, to wit:

> Land in Davidson County, Tennessee, being Unit No. 37 of Copperfield Terrace Condominiums, of record in Plat Book 6250, page 50, a Horizontal Property Regime, created under Title 66, Section 27-101, et seq. as amended, Tennessee Code Annotated, and as established by a Master Deed of Copperfield Terrace Condominiums of record in Book 6326, page 790, Copperfield Terrace Condominiums, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common elements appurtenant to said unit as set forth in said Master Deed.
>
> Being the same property conveyed to Thelmus Davis, Jr. from John Michael Payne and wife Tracey L. Payne by warranty deed, as of record in Instrument No. 20060720-0087488, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

THIS IS THE SAME DESCRIPTION AS IN PREVIOUS DEED OF RECORD.

This is improved property is known as 1262 Massman Drive, Nashville, Tennessee, 37217.

And now, I, RONALD K. NEVIN, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto THELMUS DAVIS, JR. for life, remainder to MARK A. DAVIS and RICHARD C. DAVIS equally, and if either predecease Thelmus Davis, Jr., the whole to the survivor, their heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth. This transfer is by Quitclaim and I make no warranties as to the title.

IN WITNESS WHEREOF I have hereunto set my hand on this the 23rd day of September, 2008.

RONALD K. NEVIN, TRUSTEE

THELMUS DAVIS, JR.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for County and State, the within named, RONALD K. NEVIN, Trustee, 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 and official seal at Nashville, Tennessee, this 26th day of September, 2008.

Notary Public

My commission expires: July 5, 2011

JESSICA McDUFFIE-MASSEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 5, 2011

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for County and State, the within named, THELMUS DAVIS, JR., 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 and official seal at Nashville, Tennessee, this 25th day of September, 2008.

Notary Public

My commission expires: July 5, 2011

JESSICA McDUFFIE-MASSEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 5, 2011