Davidson County DEEDQC
Recvd: 12/12/08 10:02 4 pgs
Fees:22.00 Taxes:0.00
20081212-0119625

After Recording Return To:

WHEN RECORDED RETURN TO:
QLD REPUBLIC TITLE
ATTN: POST CLOSING
530 SOUTH MAIN STREET
SUITE 1031
AKRON, OH 44311
20939563

This Instrument Prepared Under the Supervision OF:
M. Powell, Esquire BOPR# 5372
By Law's Specialty Group, Inc.
235 West Brandon Blvd., #191
Brandon, Florida 33511
(866) 755-6300

Map & Parcel:
01500027800

QUIT CLAIM DEED

[this deed is being executed to add a spouse to title]
{Exempt from Taxation Pursuant to T. C. A § 67-4-409 (3) (A) (ii) }

New Owner/ Property Being Conveyed
MAURICE EARLY
MARGARET EARLY
2800 Union Hill Road
Joelton, TN 37080

Send Tax Bills To:
New Owner

Mail Tax Statement To:
New Owner

THIS INDENTURE, made this 7 day of November, 2008, between MARGARET EARLY, married joined by her husband MAURICE EARLY, residing at 2800 Union Hill Road, Joelton, TN 37080, hereinafter referred to as "**Party of the First Part**" and MAURICE EARLY and MARGARET EARLY, husband and wife, hereinafter referred to as "**Parties of the Second Part.**"

WITNESSETH

That the said Party of the First Part, for and in consideration of the sum of Ten Dollars ($10.00) and no other good and valuable consideration in hand paid by the said Parties of the Second Part, the receipt of which is hereby acknowledged, has bargained, sold, remised, released and QUIT-CLAIMED, and, does hereby bargain, sell remise, release and QUIT-CLAIM unto the said Party of the Second Part, the following described premises, to wit:

IN WITNESS WHEREOF, the said Party of the First Part has hereunto set a hand and seal the day and year first above written.

Margaret Early
MARGARET EARLY

STATE OF TENNESSEE }

COUNTY OF Davidson }

On this 7 day of November, 2008, before me personally appeared MARGARET EARLY, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument and acknowledged that she executed the same as her free act and deed.

MY COMMISSION EXPIRES:
March 20, 2010

Claudia Boyett
NOTARY PUBLIC

CLAUDIA BOYETT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, is $0.00.

Margaret Early
Margaret Early
me ~~JOHNNY L. CLARK~~

Subscribed and sworn to before me
this the 7 day of November, 2008.

Claudia Boyett
NOTARY PUBLIC My Commission expires:

MY COMMISSION EXPIRES:
March 20, 2010

CLAUDIA BOYETT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

*This instrument may be signed in one or more **counterparts** with the same force and effect as if all required **signatures** were performed at the same time. One Grantor appears on this page, subsequent Grantor's signature appears on the following page, individually.*

IN WITNESS WHEREOF, the said Party of the First Part has hereunto set a hand and seal the day and year first above written.

MAURICE EARLY

STATE OF TENNESSEE }

COUNTY OF Davidson }

On this 7 day of November, 2008, before me personally appeared MAURICE EARLY, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument and acknowledged that he executed the same as his free act and deed.

NOTARY PUBLIC

CLAUDIA BOYETT STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, is $0.00.

MAURICE EARLY

CLAUDIA BOYETT STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Subscribed and sworn to before me
this the 7 day of November, 2008.

NOTARY PUBLIC My Commission expires:
MY COMMISSION EXPIRES:
March 20, 2010

*This instrument may be signed in one or more **counterparts** with the same force and effect as if all required **signatures** were performed at the same time. This is the final Grantor and the end of this document.*

The preparer has not had any contact with the Grantor(s) nor Grantee(s) herein. Information contained in this instrument was provided to preparer by an agent for said Grantor and/or Grantee. No title search was performed on the subject property by this preparer. The preparer of this deed makes no representation as to: the status of the title; property use; any zoning regulations concerning described property herein conveyed; or any matter except the validity of the form of this instrument. No boundary survey was made at the time of this conveyance. **PREPARER IS NOT RESPONSIBLE FOR CLOSING nor the recording of this instrument.**

Exhibit "A"

SITUATED IN THE COUNTY OF DAVIDSON, STATE OF TENNESSEE:

ALL THAT CERTAIN PARCEL OF LAND SITUATE IN THE 1ST COUNCILMANIC DISTRICT OF THE COUNTY OF DAVIDSON AND STATE OF TENNESSEE, THE SAID TRACT BEING THE EASTERN PORTION OF PARCEL 88 LOCATED ON TAX MAP 15 AS OF RECORD IN BOOK 6247, PAGE 368, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT IRON PIN NEW SITUATED IN THE NORTHWESTERLY RIGHT OF WAY LINE OF UNION HILL ROAD. THE SAID PIN BEING THE SOUTHWEST CORNER OF THE CHARLES E HARVISON PROPERTY AS OF RECORD IN BOOK 8184, PAGE 16, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. THE SAID PIN ALSO BEING THE SOUTHEAST CORNER OF THE PROPERTY DESCRIBED HEREIN; THENCE WITH THE SAID RIGHT OF WAY LINE, WITH A CURVE TO THE LEFT, THE SAID CURVE HAVING A DELTA ANGLE 82 DEGREES 40' 27", A RADIUS OF 410.00 FEET, A CHORD BEARING OF SOUTH 63 DEGREES 34' 37" WEST, A CHORD DISTANCE OF 541.60 FEET FOR A TOTAL ARC LENGTH OF 591.60 FEET TO AN IRON PIN NEW; THENCE WITH A CHORD SEVERANCE LINE, THE FOLLOWING BEARINGS AND DISTANCES, THENCE NORTH 33 DEGREES 37' 27" WEST, 473.22 FEET TO AN IRON PIN NEW; THENCE NORTH 43 DEGREES 36' 04" EAST, 240.65 FEET TO AN IRON PIPE NEW; THENCE NORTH 79 DEGREES 08' 53" EAST, 270.77 FEET TO A CONCRETE MONUMENT OLD, THE SAID MONUMENT BEING THE SOUTHEAST CORNER OF THE CHARLES D. MORRIS JR. ET UX PROPERTY, AS OF RECORD IN BOOK 3892, PAGE 138, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE AND BEING THE SOUTHWEST CORNER OF THE CHARLES D. MORRIS JR. PROPERTY AS OF RECORD IN BOOK 3505, PAGE 3, REGISTERS' OFFICE FOR DAVIDSON COUNTY, TENNESSEE; THENCE WITH THE SAID MORRIS PROPERTY, NORTH 89 DEGREES 02' 27" EAST 369.57 FEET TO A CONCRETE MONUMENT OLD, THE SAID MONUMENT BEING THE NORTHWEST CORNER OF THE SAID HARVISON PROPERTY, THENCE WITH THE SAID HARVISON PROPERTY, SOUTH 08 DEGREES 02' 44" WEST 388.30 FEET TO THE POINT OF BEGINNING, CONTAINING 296,219 SQUARE FEET OR 6.800 ACRES, MORE OR LESS.

TAX ID# 01500027800

aka Margaret

BEING THE SAME PROPERTY CONVEYED TO MAGGIE EARLY, MARRIED BY SPECIAL WARARANTY DEED FROM MTGLO, INVESTORS, LP RECORDED 09/05/2006 IN DOCUMENT NO. 20060906-0109757, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

NOTE: FOR STREET NUMBERING PURPOSES KNOWN AS 2800 UNION HILL RD., JOELTON, TENNESSEE.