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Davidson County DEEDQC
Recvd: 12/22/08 13:35 2 pgs
Fees:12.00 Taxes:0.00

20081222-0121960

Realty Title
48-A

FORM No. WD-1

THIS INSTRUMENT WAS PREPARED FROM INFORMATION FURNISHED BY PARTIES. PREPARER OF THIS INSTRUMENT MAKES NO REPRESENTATIONS WITH REGARD TO TITLE OF THE SUBJECT PROPERTY, THE ACCURACY OF THE INFORMATION RECEIVED OR THE VALIDITY OF ANY PLAT OR SURVEY REFERENCED.	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THE TRANSFER IS $-0- Johnnie Foster AFFIANT SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF November, 2008. Orland K Mann NOTARY PUBLIC MY COMMISSION EXPIRES: 2/22/09 (AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC — ORLAND K. MANN — WILLIAMSON COUNTY, TN

This instrument prepared by: Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102, Nashville, TN 37215

ADDRESS NEW OWNER (S) AS FOLLOWS:	Tax Bills to:	MAP-PARCEL NUMBERS
Johnnie L. Sweatt Foster	The Lomas and Nettleton Company	72-13-76
(NAME)	(NAME)	
1013 McClurkan Avenue	P.O. Box 964	
(STREET ADDRESS)	(STREET ADDRESS)	
Nashville, TN 37206	Virginia Beach, VA 23451	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (P.O. ZIP)	

QUITCLAIM DEED

For consideration, the receipt and sufficiency whereof is hereby acknowledged, the undersigned, Johnnie L. Sweatt now Foster, by these presents, quitclaims and conveys unto Johnnie L. Sweatt Foster and husband, Joe L. Foster, all of her right, title and interest in and to the following tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, being Lot No. 89 on the Plan of Trevecca Subdivision of Renraw, as of record in Book 421, Pages 72 and 73, Register's Office for said County.

Said Lot No. 89 fronts 50 feet on the northerly side of McClurkan Avenue and runs back between parallel lines 155 feet to an alley.

Being the same property conveyed to Phillip E. Sweatt and wife, Johnnie L. Sweatt, by deed from Robert J. Spencer and wife, Betty J. Spencer, dated 8-18-76, recorded 8-20-76, of record in Book 5059, Page 364, Register's Office for Davidson County, Tennessee. Phillip E. Sweatt having since died.

Subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 1013 McClurkan Avenue, Nashville, TN 37206.

Witness my hand this 18th day of ~~November~~ December, 2008.

Johnnie L. Sweatt Foster

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named, Johnnie L. Sweatt Foster, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, TN, this 18th day of ~~November~~ December, 2008.

Notary Public

My commission expires: 2/22/09

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN