Davidson County DEEDQC
Recvd: 12/23/08 15:16 2 pgs
Fees:12.00 Taxes:0.00
20081223-0122529

THIS INSTRUMENT PREPARED BY:
Harpeth Abstract & Title Services LLC
4601 Lealand Lane
Nashville, Tennessee 37220
Phone – (615) 430-2092

NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL:
Travis Covington		Map 81-15
301 Whitset Road	NEW OWNER	Parcel 9.00
Nashville, TN 37210		

This instrument was drafted from information furnished by the parties. No representation or warranty is made by the preparer as to the accuracy of anything set forth herein. The parties have waived performance of a title search, title opinion letter or title insurance.

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that I, **Lisa Drake,** Grantor,, for and in consideration of Ten and no/100's ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, have bargained and sold and do hereby convey remise, release and forever quitclaim unto **Travis Covington**, Grantee, my entire right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 131 on the Plan of S.A. Champions Subdivision, as shown on plat of record in Plat Book 161, page 132, in the Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

Said Lot No. 131 fronts 50 feet on the easterly side of 23rd Avenue North, formerly Lealand Street, and runs back between parallel lines, 150 feet to an alley.

Being the same property conveyed to Lisa Drake by deed of record in Instrument No. 20061206-0150546, Register's Office for Davidson County, Tennessee.

** NOTE **

The above described property is subject to a Deed of Trust that is being assumed by the Grantee, of record in Instrument No. 20070403-0039965, Register's Office for Davidson County, Tennessee.

This is improved property known as: 1602 23rd Ave., Nashville, TN 37208

This instrument and the interest released and quitclaimed are subject to such limitations, encumbrances, easements and restrictions as may affect the premises.

WITNESS my hand this the 4th day of December, 2008.

Lisa Drake

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Lisa Drake, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence that she executed the within instrument for the purpose therein contained.

Witness my hand and seal at Brentwood, TN this 4th day of December, 2008.

Notary Public

My commission expires: 3.20.2010

PHILIP DAVIS ALEXANDER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires March 20, 2010

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00.

Affiant

Sworn to and subscribed before me this the 4th day of December, 2008.

Notary Public

My commission expires: 3.20.2010

PHILIP DAVIS ALEXANDER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires March 20, 2010