(1)

QUITCLAIM DEED

Address New Owner:	Send Tax Bill To:	Map-Parcel Numbers
Mark Alan Richardson	SAME	73-5-201
521 VENNEMAN AVE		
GLENDALE, MO 63122		

THIS INSTRUMENT PREPARED BY:

Smith.Sholar.Associates.
PLLC.
P. O. Box 663
Gallatin, TN 37066

Davidson County DEEDQC
Recvd: 01/08/09 14:41 2 pgs
Fees:12.00 Taxes:0.00
20090108-0002139

STATE OF TENNESSEE

COUNTY OF SUMNER }

CHRIS A. REESE NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

The actual consideration or value, whichever is greater, for this transfer is $ 0.00 .

June Ballard
Affiant

Subscribed and sworn to before me, this the 31st day of December, 2008.

Notary Public

My commission expires: 9-14-09

FOR AND IN CONSIDERATION OF the sum of One Dollar ($1.00) cash in hand paid by Grantee, the receipt of which is hereby acknowledged, Clyde E. Richardson, Jr., "Grantor" by these presents, does hereby quitclaim and convey unto Mark Alan Richardson, "Grantee", his successors and assigns, all of his right, title, and interest in and to the following described property in Davidson County, Tennessee:

Being Lot no. 17 on the Plan of Gibson Heights, as of record in Book 1835, page 133, Register's Office Davidson County, Tennessee.
Said Lot No. 17 fronts 88 feet on the easterly side of Sandy Drive, and extends back between parallel lines 170 feet to a dead line, measuring 88 feet thereon.

Being the same property conveyed to Clyde Edward Richardson and wife, Mary Jane Richardson, by deed from W.O. Tuck et ux, Elma Lee Tuck and W.G. Elrod et ux, Betty Elrod, of record in Book 2149, page 575, R.O.D.C., Tennessee
Clyde Edward Richardson, having since died May 22, 1977, vesting sole ownership in Mary Jane Richardson by tenants by the entirety. Mary Jane Richardson having since died testate on January 12, 2008, pursuant to her Last Will and Testament devising said property to Mark Alan Richardson and Clyde E. Richardson, Jr. of record as Docket No. 08P516 in the Probate Court Clerk & Master's Office for said county. See also Executors Quitclaim deed in Instrument No. 200809250097665 in said Register's Office.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

This is improved (XXX) property, known as 2600 Sandy Drive, Nashville, TN 37216.

Witness my hand this 22nd day of December, 2008.

Clyde E. Richardson, Jr.

Grantor- Clyde E. Richardson, Jr.

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, Clyde E. Richardson, Jr., with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand at office this 22nd day of December, 2008.

Howard M. Shipwath
Notary Public

My Commission Expires _____

