THIS INSTRUMENT PREPARED BY:
Nashville Title Insurance Corporation
2818 Bransford Avenue
Nashville, TN 37204

Davidson County DEEDQC
Recvd: 01/23/09 09:13 2 pgs
Fees:13.00 Taxes:270.64
20090123-0005793

Address New Owner(s)
Rick A. Short
316 Moonwater Court
Hermitage, TN 37076

Send Tax Bills To:
SAME

Map & Parcel No.:
51-04-0-074.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), and other good and valuable consideration, receipt of which is hereby acknowledged, we, **Eric Alred and Alicia Alred, husband and wife** ("Grantors") do hereby quitclaim and convey unto **Rick A. Short** ("Grantee"), his heirs and assigns, all of our Grantors' right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee and described as follows:

Being Lot No. 48 on the plan of Madison Realty Company's Subdivision, of record in Book 547, page 164, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Eric Alred and wife, Alicia Alred, by deed from Lloyd W. Pate and wife, Clenna Pate, Trustees of the Pate Joint Revocable Living Trust Agreement U/A/D March 05, 2001, on September 10, 2002, of record in Instrument Number 20021114-0141241, Register's Office for Davidson County, Tennessee.

This is improved property known as **109 Harrington Avenue, Madison, TN 37115.**

The property is subject to the following:

1) Taxes and assessments and subsequent years, plus any penalties and interest which may accrue for Map & Parcel 51-04-0-074.00.

2) Subject to all matters as shown on the Plan of record in Book 547, page 164, Register's Office Davidson County, Tennessee.

3) Grantor assumes said Deed of Trust from Eric Alred and wife, Alicia Alred, to Professional Title & Escrow Company, Inc., Trustee, for the benefit of Lloyd W. Pate and wife, Clenna Pate, Trustees, securing a note in the original principal sum of $80,000.00, dated September 10, 2002, and recorded on November 14, 2002, of record in Instrument Number 20021114-0141242, Register's Office for Davidson County, Tennessee, and other obligations described therein.

IN WITNESS WHEREOF, the Grantors have caused this instrument to be executed on this 31 day of October, 2008.

Eric Alred
Eric Alred

Alicia Alred
Alicia Alred

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, Andrew H. Maloney, a Notary Public in and for said state and county, **Eric Alred and Alicia Alred,** with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office this 31st day of October, 2008.

NOTARY PUBLIC My Commission Expires: 8/10/10

WILLIAMSON COUNTY ANDREW H. MALONEY STATE OF TENNESSEE NOTARY PUBLIC

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration for this transfer is **$73,145.46.**

AFFIANT

Subscribed and sworn to before me, this 31 day of October, 2008.

NOTARY PUBLIC My Commission Expires: 11-14-09

DAPHNE M. DAVIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY