Davidson County DEEDQC
Recvd: 02/06/09 15:41 4 pgs
Fees:27.00 Taxes:0.00
20090206-0010740

This Instrument Prepared Without Title Search,
From Information Provided by the Parties, by:
DAVID KENNEDY, JR., ATTORNEY AT LAW
3052 Lebanon Road
Nashville, TN 37214
PH: (615) 883-4998

FROM: **ADAM GANT and KAREN COWELL**

TO: **DAVID KENNEDY, JR., TRUSTEE**

AND

FROM: **DAVID KENNEDY, JR., TRUSTEE**

TO: **KAREN COWELL and husband, MICHAEL W. COWELL**

ADDRESS NEW OWNER:
KAREN COWELL, et vir
938 Coarsey Drive
Nashville, TN 37217

SEND TAX BILLS :
KAREN COWELL, et vir
224 Blue Hills Drive
Nashville, TN 37241

MORTGAGEE:
NONE

MAP &/OR PARCEL:
PARCEL NO. 107130A03800CO

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of TEN & NO/100 ($10.00) DOLLARS and for other good and valuable consideration the receipt and sufficiency of which is hereby acknowledged, we, Adam Gant and Karen Cowell, the Grantors, in order to create a fee simple title in the Grantees, have bargained and sold and by these presents do quitclaim and convey unto David Kennedy, Jr., hereinafter the Trustee, his successors and assigns, all of our right, title and interest in and to a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

A certain condominium in Davidson County, Tennessee, described as follows:

Unit No. 938 in Four Maples Condominium, a horizontal property regime, as shown on the Plat of Record in Book 5200, Page 283, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Adam Gant and Karen Cowell by Cash Deed for Tennessee from Secretary of Housing and Urban Development of Washington D.C., or its' successors, dated August 12, 2008, as of record in Instrument No. 20080815-0083992, Register's Office for Davidson County, Tennessee.

This is improved property located at and known as 938 Coarsey Drive, Nashville, Davidson County, Tennessee, 37217.

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

And now I, the said David Kennedy, Jr., Trustee, for the express purpose of carrying out the intent of this conveyance, do hereby quitclaim and convey fee simple title to Karen Cowell and husband, Michael W. Cowell, as tenants by the entirety, all of my right, title and interest in and to the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions, defects, if any, and encumbrances as may affect the premises, as set forth above.

IN WITNESS WHEREOF, we have hereunto set our hands this the 3rd day of February, 2009.

ADAM GANT

KAREN COWELL

DAVID KENNEDY, JR., Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named **ADAM GANT and KAREN COWELL**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Quitclaim Deed for the purposes therein contained, with full right, power and authority so to act.

Witness my hand and official seal this the 3rd day of February, 2009.

NOTARY PUBLIC

My Commission Expires: 03/20/10

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named **DAVID KENNEDY, JR.**, Trustee, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Quitclaim Deed for the purposes therein contained, with full right, power and authority so to act..

Witness my hand and official seal this the 3rd day of February, 2009.

NOTARY PUBLIC

My Commission Expires: 03/20/10

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $NONE.

AFFIANT

Subscribed and sworn to before me this 3rd day of February, 2009.

NOTARY PUBLIC

My Commission Expires: 03/20/10

