Davidson County DEEDQC
Recvd: 03/02/09 15:12 2 pgs
Fees:12.00 Taxes:0.00
20090302-0018348

THIS INSTRUMENT PREPARED BY:
Judy S. Wells, Attorney
7101 Executive Center Drive, #151
Brentwood, TN 37027

NEW OWNER:
Frank G. Clement, Jr.
220 Wilsonia Avenue
Nashville, TN 37205

SEND TAX BILLS TO:
NEW OWNER

MAP/PARCEL:
Map 103-14-O
Parcel 084.00

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that we, **Frank G. Clement, Jr. as to a seventy percent (70%) undivided interest, and Lynn M. Kehler (now known as Lynn M. Kehler Clement), as to a thirty percent (30%) undivided interest,** for and in consideration of Ten and no/100 ($10.00) dollars, 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 **Frank G. Clement, Jr. and wife, Lynn M. Clement** all our interest in and to a certain tract of land in Davidson County, Tennessee, described as follows:

BEING Lot No. 16 and the West 50 Feet of Lot No. 17, Block E, on the Plan of Hillwood Estates, as of record in Book 1935, Pages 59 and 60, Register's Office for Davidson County, Tennessee.

BEING all of the same property conveyed to Frank G. Clement, Jr., unmarried with seventy percent (70%) undivided interest and Lynn M. Kehler, unmarried with thirty percent (30%) undivided interest, as joint tenants with rights of survivorship by Warranty Deed dated April 30, 2007 from Billy R. Steed and wife, Willene B. Steed of record in Instrument No. 20070502-0052319, Register's Office for Davidson County, Tennessee.

This is improved property known as 220 Wilsonia Avenue, Nashville, TN 37205.

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

WITNESS our hands this the 17 day of February, 2009.

Frank G. Clement, Jr.

Lynn M. Kehler Clement

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Frank G. Clement, Jr. and Lynn M. Kehler Clement with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office on this the 17th day of February, 2009.

Sandra B. Jones
Notary Public

My Commission Expires:
Sept. 3, 2012

SANDRA B. JONES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $__-0-____.

Affiant

Sworn to and subscribed before me this the 17th day of February, 2009.

Sandra B. Jones
Notary Public

My commission expires:
Sept. 3, 2012

SANDRA B. JONES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.