QUITCLAIM DEED

Davidson County DEEDQC
Recvd: 03/10/09 14:06 3 pgs
Fees:18.00 Taxes:92.50
20090310-0021679

HAL E. WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS. $25,000.00.

Elizabeth Watson
Affiant

Subscribed and sworn to before me this 27th day of February, 2009

Notary Public
My Commission expires: 6/23/11
(Affix Seal)

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

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Trustee, Inc.	SAME	082-04-0-161.00
242 West Main Street #300		
Hendersonville, TN 37075		

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **The Heirs-at-Law of Christine Lipscomb Johnson**, hereinafter called the GRANTOR, do hereby quitclaim and convey unto the **Christine Lipscomb Johnson Family Trust, Trustee, Inc., as Trustee**, its successors and assigns, with full power to transfer, sell and convey without the joinder of any beneficiary hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Lot No. 2 on the plan of Spence and Scobey's Resubdivision of Lot No. 1 Thornby Place, of record in Book 1130, page 30, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Said Lot No. 2 fronts 50 feet on the westerly side of McFerrin Avenue and runs back between parallel lines 200 feet to an alley.

Being the same property conveyed to Ira B. Johnson and wife, Martha Johnson*, by deed from Luther C. Roberts and wife, Dorothy V. Roberts, on November 15, 1960, of record in Book 3160, page 63, Register's Office for Davidson County, Tennessee. The said Ira B. Johnson having died leaving said property to Martha Johnson aka Christine Lipscomb Johnson by right of survivorship. The said Christine Lipscomb Johnson having died testate on May 21, 2006, a resident of Davidson County, Tennessee leaving as her only heirs-at-law, James Edward Johnson, Ruby Jean Williams and Martha Sue Fitzpatrick.

Martha Johnson and Christine Lipscomb Johnson, being one and the same person.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

- Subject to all matters as shown on the Plan of record in Book 1130, page 30, Register's Office Davidson County, Tennessee.

This is improved property known as: **1202 McFerrin Avenue, Nashville, TN 37206**

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS our hands this 27th day of February, 2009.

The Heirs-at-Law of Christine Lipscomb Johnson

James E. Johnson

Martha Sue Fitzpatrick

Ruby J. Williams
Ruby Jean Williams

STATE OF Tennessee
COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **James E. Johnson** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this 27 day of February, 2009

My commission expires 5/23/11

Notary Public

HAL E. WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF Tennessee
COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Ruby Jean Williams** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this 27 day of February, 2009

My commission expires 5/23/11

Notary Public

HAL E. WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF _____
COUNTY OF _____

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Martha S. Fitzgerald** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this ___ day of _____, 2009

My commission expires _____

Notary Public

WITNESS our hands this 2 day of March, 2009.

The Heirs-at-Law of Christine Lipscomb Johnson

James E. Johnson

Martha Sue Fitzpatrick
Martha Sue Fitzpatrick

Ruby Jean Williams

STATE OF _____
COUNTY OF _____

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **James E. Johnson** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this ___day of _____, 2009

My commission expires _____

_____
Notary Public

STATE OF _____
COUNTY OF _____

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Ruby Jean Williams** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this ___day of _____, 2009

My commission expires _____

_____
Notary Public

STATE OF Georgia
COUNTY OF Cherokee

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Martha S. Fitzpatrick** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this 2 day of March, 2009

My commission expires July 8 2012

C. J. Kell
Notary Public

C. J. KELL NOTARY PUBLIC CHEROKEE COUNTY EXPIRES GEORGIA July 8, 2012