THIS INSTRUMENT WAS PREPARED BY: STATE TITLE, INC.
4334 LEBANON ROAD
HERMITAGE, TN 37076

QUITCLAIM DEED

ADDRESS OF OWNER(s)	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Charles S. McWilliams, III 4689 Bull Run Road Ashland City, TN 37015	New Owner	Map 46 Parcel 54

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, receipt of which is hereby acknowledged, **Christy Vandervort**, hereinafter referred to as Grantor(s), do(es) hereby Quitclaim and convey unto **Charles S. McWilliams, III**, hereinafter referred to as Grantee(s), his heirs and assigns, all his right, title, and interest in and to the following described tract of land.:

See attached Exhibit "A" for legal description which is incorporated herein by reference

This conveyance is made subject to any and all conditions, restrictions, and easements of record.

This property is known as **4689 Bull Run Road, Ashland City, TN 37015**

WITNESS my hand, this the 24 day of April, 2009.

Christy Vandervort

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Christy Vandervort, the within named bargainor(s) with whom I am personally acquainted, or whose identity was proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purpose therein contained.

WITNESS my hand and official seal this the 24th day of April, 2009.

Eric J. Robinson
NOTARY PUBLIC

ERIC J. ROBINSON
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

My Commission Expires: 1-29-2013

My Commission Expires January 29, 2013

STATE OF Tennessee
COUNTY OF Davidson

The actual consideration for this transfer is $0.00.

Christy Vandervort
Affiant

Sworn to and subscribed before me this 24th day of April, 2009.

My Commission Expires: 1-29-2013

Eric J. Robinson
NOTARY PUBLIC

ERIC J. ROBINSON
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

My Commission Expires January 29, 2013

BILL GARRETT, Davidson County
Trans:T20090029073 DEEDQC
Recvd: 05/04/09 09:57 2 pgs
Fees:12.00 Taxes:0.00
20090504-0040201

Exhibit A Legal Description

Land in the 13th, formerly the 25th. Civil District of Davidson County, Tennessee, being part of Lot No. 2 on the Plan marked Exhibit "A" of part of the lands of Elias Simpkins, deceased, as of record in Plan Book 2, Page 64, Chancery Court at Nashville, and being Lot No. 2 on a survey made by Donald R. Carver, Surveyor, January 20, 1960, described according to this survey as follows:

Beginning at a point on the southeasterly margin of Bull Run Road at the common corner of Lots Nos. 2 and 3 on said survey, said point lying south 59° 30' west 322.4 feet along said margin from the southwesterly line of the property conveyed to Emory E. Taylor and wife, by deed from Elizabeth Walker Welck and husband of record in Book 2700, Page 359, Register's for Office for said County; thence with said margin, south 59° 30' west 100 feet to the northwest corner of Lot No. 1 on said survey; thence with the line between said Lots Nos. 1 and 2 on said survey, south 30° 30' east 173 feet to the center of Bull Run Creek, being said Taylor's northwesterly line; thence with the center of said Creek and said Taylor's northwesterly line, northeasterly to the southerly corner of Lot No. 3 on said survey; thence with the line between Lots Nos. 2 and 3 on said survey, north 30° 30' west 161 feet to the beginning.

Being the same property conveyed to Charles S. McWilliams, III by deed from Tracy A. Wittenmeier now Janeczko and Francis T. Podgorski, married a/k/a Frank Podgorski dated June 2, 2008 of record in Instrument Number 20080703-0068834, Register's Office for Davidson County, Tennessee.