BILL GARRETT, Davidson County
Trans:T20090030709 DEEDQC
Recvd: 05/08/09 11:30 3 pgs
Fees:22.00 Taxes:0.00
20090508-0042553

THIS INSTRUMENT PREPARED BY:
Martin G. Szeigis, Attorney
213 Third Avenue North
Nashville, Tennessee 37201
(This instrument prepared from information furnished by the parties hereto.)

FROM: JOAN REUTHER

TO: MARY ANN TATE, Trustee

AND

FROM: MARY ANN TATE, Trustee

TO: JOAN REUTHER and daughter, ANN E. REUTHER

ADDRESS NEW OWNER:	**SEND TAX BILLS TO:**	**MAP-PARCEL NO.**
Joan Reuther Ann E. Reuther 3818 West End Avenue, #102 Nashville, Tennessee 37205	Ann E. Reuther 106 Lexington Drive Lebanon, Tennessee 37087	Map 104-09-0-K Parcel 102.00co [FB #26W-100053]

QUITCLAIM DEED

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to create a joint tenancy with right of survivorship, I, Joan Reuther, by these presents do hereby quitclaim and convey unto Mary Ann Tate, Trustee, her successors and assigns, the following all out interest in the described tract or parcel of land, to-wit:

> **BEING** a certain Condominium Apartment in Davidson County, Tennessee, being Unit No. 102, Building A, of The Montclair Condominiums, a horizontal property regime, created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed for The Montclair Condominiums, of record in Book 7332, Page 380, and as amended in Book 7902, Page 113, 2nd Amendment in Instrument No. 200212310162451, and 3rd Amendment in Instrument No. 200301130005471, Register's Office for Davidson County, Tennessee, including without limitation the By-Laws appended thereto, of record in Book 7902, Page 132, said Register's Office, together with the undivided percentage interest in the Common Elements appurtenant to said Unit, as set forth in said Master Deed. Reference is hereby made to the plan of The Montclair

Condominiums, of record in Book 6900, Page 954, placement of Units shown in Master Deed in Book 7332, Page 380, and as amended in Book 7902, Page 113, said Register's Office, for a more complete identification and description of such Unit.

BEING the same property conveyed to Joan Reuther by deed from Robert L. Pennington, Jr. of record by Instrument No. 20030402-0043522, in the Register's Office of Davidson County, Tennessee.

This is improved property, known as 3818 West End Avenue, #102, Nashville, Tennessee 37205.

And now, I, the said Mary Ann Tate, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey all out interest unto Joan Reuther, and her daughter, Ann E. Reuther, as joint tenants with right of survivorship, their heirs and assigns, the same property hereinabove described and set forth, to which reference is here made.

IN WITNESS WHEREOF, we have set our names this 7 day of May, 2009.

Joan J. Reuther
JOAN REUTHER

Mary Ann Tate
MARY ANN TATE, Trustee

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Cheryl J. Cochran, a Notary Public in and for the aforesaid State and County, the within named **Joan Reuther,** the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, on this the 7 day of May 2009.

Cheryl J. Cochran
NOTARY PUBLIC

CHERYL J. COCHRAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires: May 22, 2010

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Cheryl J. Cochran, a Notary Public in and for the aforesaid State and County, the within named **Mary Ann Tate, Trustee,** the bargainor, with whom I am personally acquainted, and who acknowledged that she as Trustee, executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, on this the 7 day of May, 2009.

NOTARY PUBLIC

CHERYL J. COCHRAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires: May 22, 2010

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

JOAN REUTHER, Affiant

Subscribed and sworn to before me this 7 day of May, 2009.

NOTARY PUBLIC

My Commission Expires: May 22, 2010

CHERYL J. COCHRAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.