PICK-UP

BILL GARRETT, Davidson County
Trans:T20090032968 DEEDQC
Recvd: 05/19/09 13:12 2 pgs
Fees:12.00 Taxes:0.00
20090519-0046015

This Instrument Prepared By:
Rosemary E. Phillips, #10083
3050 Business Park Circle, #203
P.O. Box 590
Goodlettsville, TN 37070-0590
615-859-9111

QUITCLAIM DEED

Address New Owner
Christine H. James
572 Janice Drive
Antioch, TN. 37013

Send Tax Bills to:
* To Mortgagee*

Map/Parcel #
Map 162-11
Parcel 1

STATE OF TENNESSEE)
COUNTY OF Davidson)
The actual consideration or value, whichever is greater, for this transfer is
$ 0.00

Christine H. James
Affiant, Christine H. James

Subscribed and sworn to before me this the 14 day of May, 2009.

MEAGEN GREEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public

My Commission expires 1/3/11
(Affix seal)

FOR AND IN CONSIDERATION of the terms of the Final Decree of Divorce, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned Christopher P. James, hereby conveys and quitclaims unto Christine H. James, all his right, title and interest, in and to the following described real property to wit:

BEING land in Davidson County Tennessee, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Christopher P. James and Christine H. James, as tenants by the entirety, by deed of record in Deed Book 9503, page 727, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

This conveyance is subject to restrictions of record in Book 6243 Page 80, said Register's Office. This conveyance is subject to Public Utility and Drainage Easement and Utility Anchor Easement of record in Book 6250, Page 550, Said Register's Office.

This is improved property known as 572 Janice Drive, Antioch, TN. 37013

Being Lot 85, Plan of Subdivision for Whitemore Valley, As recorded in Book 6250, page 550, Register's Office, Davidson County, Tennessee

And now, I, the said **Christopher P. James**, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey my property interest unto **Christine H. James**, her heirs and assigns, 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 and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF, we have hereunto set our hands on this 12th day of May, 2009.

Christopher P. James

STATE OF TENNESSEE)
COUNTY OF Sumner)

Personally appeared before me, a Notary Public in and for said County and State, the within named Christopher P. James, the Bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Goodlettsville, Tennessee this 12th day of May, 2009.

NOTARY PUBLIC

My Commission expires: TERESA G. CARROLL NOTARY PUBLIC MY COMMISSION EXPIRES SEPT. 27TH, 2009

TERESA G. CARROLL ★ STATE OF TENNESSEE NOTARY PUBLIC ★ ROBERTSON CO. TENN