THIS INSTRUMENT WAS PREPARED BY:
SAMUEL F. ANDERSON, ATTORNEY AT LAW
Suite 103, 205 Powell Place, TN 37027

New Owner:	Send Tax Bills To:	Map & Parcel Nos:
Jim Phelps	same	09211009003
316 Lallemand Ct Nashville TN 37211		

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One and 00/100 ($1.00) Dollar, cash in hand paid, I, David Robert Meeks, beneficiary of the Estate of Robert Meeks, deceased, the Grantor, have this day bargained and sold and do hereby transfer, convey and quitclaim unto Jim Phelps, the Grantee, his heirs and assigns forever, all of my right, title and interest in and to certain real property situated in Davidson County, Tennessee, and described as follows:

> Land in Davidson County, Tennessee, being Lot No. 4 and the westerly part of Lot No. 3 on the Map of J. W. Lawless' Subdivision of the Charles M. Stewart Tract, as of record in Book 161, page 20, Register's Office for said County, and described as follows:
>
> Beginning at a point in the northerly margin of Felicia Street, formerly Old Charlotte Road, or Stewart Street, east of the east right of way line of the N.C. & St. L. Railroad; thence with the margin of Felicia Street, easterly 288 feet to a point; thence northerly 118.91 feet to the right of way line of said railroad; thence with said right of way line, southwesterly 311.75 feet, to the beginning.
>
> Being the same property conveyed to Robert G. Meeks by deed from Garnet Enterprises, a joint venture between Robert Meeks and Jay Borman, of record in Instrument No. 20030627-0089632 and to Robert Grimes Meeks from Brenda Shirleen Meeks of record in Instrument No. 20080303-0021032, Register's Office for Davidson County, Tennessee. Robert Grimes Meeks and Robert G. Meeks being one and the same person. The said Robert Grimes Meeks having since died 3/25/08 and the beneficiary of the real property being David Robert Meeks pursuant to the Last Will and Testament of Robert Grimes Meeks probated in the Seventh Circuit Court for Davidson County, Tennessee at Nashville Probate Division under Docket No. 08P910.

IN WITNESS WHEREOF, the Grantor has executed this Quitclaim Deed for the purposes herein stated by subscribing his signature this 19th day of June, 2009.

DAVID ROBERT MEEKS

BILL GARRETT, Davidson County
Trans:T20090041532 DEEDQC
Recvd: 06/22/09 14:14 2 pgs
Fees:12.00 Taxes:0.00
20090622-0058003

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DAVID ROBERT MEEKS, the within named 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 Brentwood, Tennessee, this 19th day of June, 2009.

My Commission Expires:

3-4-13

PHYLLIS KEENAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

NOTARY PUBLIC

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual consideration or value whichever is greater, for this transfer is $-0-.

AFFIANT

Subscribed and sworn to before me this 19th day of June, 2009.

My Commission Expires:

3-4-13

PHYLLIS KEENAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

NOTARY PUBLIC