QUITCLAIM DEED

Davidson County DEEDQC
Recvd: 06/30/09 12:12 4 pgs
Fees:22.00 Taxes:0.00
20090630-0060810

THIS INSTRUMENT WAS PREPARED BY:
Manson, Jones & Associates, 2280 Metro center Blvd., Suite #300, Nashville, TN 37208

Address of New Owner	Send Tax Bills To	Map-Parcel Nos.
Ms. Ruth McDowell 2133 14th Avenue North Nashville, TN 37208	Same	081-03-0 Parcel 121.00

THIS INDENTURE, Made the 2nd day of February, 2009, between **Ruth McDowell, Karen Faye Woodard, Sharon Lewis, and Julian Lewis III, the residuary beneficiaries of the Estate of Carlton W. McLemore,** as party or parties of the first part, hereinafter called Grantors, and **Ruth McDowell;** hereinafter called Grantee (the words "Grantor" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits).

WITNESSETH: That Grantor for and in consideration of the love and affection (and no monetary consideration), the receipt of which is hereby acknowledged, has bargained, sold, and does by these present bargain sell, remise, release, and forever quitclaim to Grantee, all of her right, title and interest in said property, with respect to all of Grantor's title, interest, claim or demand which the Grantor has or may have had in and to the following described property located in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 22 in the subdivision of the Lots Nos. 21 and 30 (being part of Lot No. 30) in J.S. Owens Plan of Buena Vista Lots as of record in Book 57, Page 26, and Register's Office for Davidson County, Tennessee.

Said Lot No. 22 fronts 50 feet on the west side of Nance Street and extends back between parallel lines 148 feet to an alley.

Being the same property conveyed to Carlton W. McLemore, by quitclaim deed from Inez McLemore Davis, Charles E. Davis, and Ruth McDowell by deed of record in Book 11150, Page 1, Register's Office for Davidson County, Tennessee. The Said Carlton W. McLemore having since died leaving a Last Will and Testament, naming several beneficiaries to his estate.

The Last Will and Testament of Carlton W. McClemore was offered for probate being of record in Docket No. 06P-1988, Davidson County Probate Court. The Last Will and Testament of Carlton W. McClemore bequeath said property to residuary beneficiaries, Ruth McDowell, Karen Faye Woodard, Sharon Lewis, and Julian Lewis III.

This is improved property commonly known as 2133 14th Avenue North, Nashville Tennessee 37208.

With all the rights, members and appurtenances to the said described premises in anywise appertaining or belonging.

The said Carlton W. McClemore and Carlton McLemore are one and the same person.

IN WITNESS WHEREOF, the Grantor has signed and sealed this deed, the day and year above written.

Signed, sealed and delivered by Grantor.

Karen Faye Woodard

Karen Faye Woodard

Sharon Lewis

Sharon Lewis

Julian Lewis

Julian Lewis, III

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

AFFIANT

Notary Public

Commission Expires:

BRENDA ANNE WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires AUG. 23, 2011

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public for said County and State, the within named, Karen Faye Woodard, Sharon Lewis, and Julian Lewis III, the residuary beneficiaries of the Estate, the bargainors, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 3rd day of February, 2009.

Commission expires:

BRENDA ANNE WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires AUG. 23, 2011

Notary Public

Prepared by:
Bicentennial Title & Escrow Inc.
1314 6th Ave. North
Nashville, TN 37208

I, **Donald Taylor**, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Donald Taylor

State of Tennessee

County of Davidson

Personally appeared before me, **Tiffany R Addison**, a notary public for this county and state, **Donald Taylor** who acknowledges that this certification of electronic document is true and correct and whose signature I have witnessed

Tiffany R Addison

My Commission Expires:_____

TIFFANY R. ADDISON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 4, 2013