QUITCLAIM DEED

THIS INSTRUMENT PREPARED BY Rick Piliponis, Music City Title & Escrow, LLC, 116 Third Avenue South, Nashville, TN 37201 (615) 353-0930		
ADDRESS OF NEW OWNER(S) AS FOLLOWS: **James D. Webb** **7109 Legacy Drive** **Antioch, Tennessee 37013**	SEND TAX BILLS TO: Same	MAP-PARCEL NUMBERS: **182060A07000**

FOR AND IN CONSIDERATION of the sum of ONE AND 00/100 ($1.00) DOLLAR, Cash in Hand paid by the hereinafter named GRANTEES and other good and valuable consideration, the receipt of which is acknowledged,

VALERIE S. WEBB

HEREINAFTER called the GRANTORS, have bargained and sold, and by these presents does transfer and convey unto

JAMES D. WEBB

HEREINAFTER called the GRANTEE, his heirs and assigns, a certain tract or parcel of land in **Davidson County,** State of Tennessee, described as follows, to-wit:

LAND in Davidson County, Tennessee, being all of Lot No. 70, Section One, Old Hickory Hills, as shown by plat appearing of record in Instrument No. 20011023-0115382, of the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

BEING the same property conveyed to James D. Webb and wife, Valerie S. Webb by warranty deed from The Craig Company dated 08/30/02 and recorded on 09/06/02 and of record in Instrument No. 20020906-0108512 in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20020116-0006750; Storm Water Detention Agreement in Instrument No. 20010306-0021333; Easement to United Telephone Company in Instrument No. 20020123-0009339; Sewer and/or Storm Drainage Easement in Instrument No. 20001030-0107214; Charter for Homeowners' Association in Instrument No. 20020123-0009417; and any and all matters as shown on plat of record in Instrument No. 20011023-0115382; all in the Register's Office for Davidson County, Tennessee.

This is improved property known as **7109 Legacy Drive, Antioch, Tennessee 37013**

TO ~~HAVE~~ AND TO HOLD the said tract or parcel of land, with the ~~appurtenances~~, estate, title, and interest thereto ~~belonging~~, to the said GRANTEE, ~~his~~ heirs and assigns, forever. And it does covenant with the said GRANTEE, ~~that we are~~ lawfully seized and possessed of the said land in Fee Simple; have a good ~~right to~~ convey it, and the ~~same is~~ unencumbered. And it does further covenant and bind ~~ourselves~~, our heirs and representatives, to warrant ~~and forever~~ defend the title to said ~~land~~ to the said GRANTEE, his heirs and assigns, against the lawful claims of ~~all persons~~ whomsoever.

WITNESS MY HAND this the 3rd day of August, 2009.

Valerie S. Webb

VALERIE S. WEBB

BILL GARRETT, Davidson County
Trans:T20090056019 DEEDQC
Recvd: 08/17/09 12:59 2 pgs
Fees:12.00 Taxes:0.00
20090817-0077123

STATE OF Tennessee
COUNTY OF Davidson

I, a Notary Public of the State and County aforesaid, certify that the within named bargainor, **VALERIE S. WEBB** with whom I am personally acquainted or who was proved on the basis of satisfactory evidence to me to be the person described in and who executed the foregoing instrument personally appeared before me and acknowledged under oath that he executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND AND NOTARIAL SEAL at office in the State and County aforesaid, this the 3rd day of August, 2009.

RICK PILIPONIS STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

NOTARY PUBLIC
My Commission Expires: 10-23-12

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $-0-.

AFFIANT

Sworn to and subscribed to before me this 3rd day of August, 2009.

RICK PILIPONIS STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

NOTARY PUBLIC

My Commission Expires: 10-23-12