BILL GARRETT, Davidson County
Trans:T20090065739 DEEDQC
Recvd: 09/28/09 09:52 2 pgs
Fees:12.00 Taxes:0.00
20090928-0089645

This Instrument Prepared by and Return to:
Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122

QUITCLAIM DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS
William and Tammy Dimitroff	Owners	96-6-144-.00
4300 Benders Ferry Road		
Mt. Juliet, TN 37122		

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **TRI STAR RENOVATIONS, INC.,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO **WILLIAM DIMITROFF AND WIFE, TAMMY DIMITROFF,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASIGNS, ALL OF MY RIGHT, TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN WILSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, Being Lot No. 25 on the Map of Donelson Heights, as of record in Book 1424, Page 35, Register's Office for Davidson County, Tennessee.

Said Lot No. 25 fronts 85 feet on the easterly side of Surry Road and runs back between parallel lines 174.5 feet to a dead line.

Being the same property conveyed to Tri Star Renovations, Inc. by Warranty Deed from John M. Smithson and wife, Grace Evangeline Smithson, executed on 05-19-06 and recorded on 05-25-06 by Instrument No. 20060525-0061870, Register's Office for Davidson County, Tennessee.

Tristar Rennovation, Inc. being one in the same as Tri Star Renovations, Inc.

This instrument was prepared from information supplied by the parties. No title examination, survey, or settlement has been performed and Executive Title LLC shall not be responsible for any matter that could have been resolved by a title examination, survey, or settlement.

This conveyance is subject to any and all existing restrictions and easements of record if any.

Unimproved ( )
This is improved (x) property, known as 2844 Surry Road, Nashville, TN 37214.

Witness my/our hand(s) this 29 day of June, 2009.

Tri Star Renovations, Inc.
By: William Dimitroff
As: President

STATE OF TENNESSEE
COUNTY OF Wilson

Personally appeared before me the undersigned, a Notary Public in and for said County, and State, William Dimitroff, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged _____self to be president of Tri Star Renovations, Inc, the within named bargainor, a corporation, and that he, as such President, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by him self as President.

Witness my hand, at office, this 29th day of June, 2009.

Notary Public

KRISTIN HOWARD
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

My Commission Expires: December 13, 2011

STATE OF TENNESSEE
COUNTY OF Wilson

The actual consideration or value, whichever is greater, for this transfer is $0.00

Affiant

Subscribed and sworn to before me, this 14th day of July 2009.

Notary Public

My Commission Expires: 09-17-11

BEVERLY J. HEATHERLY
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY, TENN.