BILL GARRETT, Davidson County
Trans:T20090074676 DEEDQC
Recvd: 11/03/09 09:01 2 pgs
Fees:17.00 Taxes:0.00

20091103-0101235

QUITCLAIM DEED

State of Tennessee }
County of Davidson)

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

X Curtis Hite
Affiant

Sworn to and subscribed before me this 30 day of October, 2009.

NOTARY PUBLIC

My Commission expires 5-22-10

ROBERT F. SPANN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

This instrument prepared by:

Robert F. Spann, Attorney
1312 Sixth Avenue, North
Nashville, TN 37208

ADDRESS-NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NUMBER:
Curtis Brandon Hite, etal	Same	183-48
13306 Old Hickory Blvd		183-6, 1
Antioch, TN 37013		

FOR AND IN CONSIDERATION of no monetary consideration, and other good and valuable consideration, and for the express purpose of creating a survivorship estate in Betty R. Ventola and Curtis Brandon Hite, I, **Betty Ruth Hite** do hereby quitclaim and convey to **Robert F. Spann**, Trustee, his heirs and assigns, all of our right, title and interest in and to the following described tract of land:

Land in the Second Civil District of Davidson County, Tennessee, formerly the Fifth Civil District of Davidson County Tennessee, described by a survey of James R. Briggs, dated October 1, 1984, described as follows:

Beginning at an iron pin in the northern right-of-way of Old Hickory Boulevard, just east of the intersection of Old Hickory Boulevard and Battle Road; thence along the right-of-way line South 58° 22' 00" 119.01 feet to an iron pin; thence leaving right-of-way line, North 40° 43' 00" West 427.97 feet along the property line of Helen Oates to an iron pin; thence North 02° 29' 19" West 533.79 feet to a point on the property line of James Kersey; thence along property line North 60° 00' 00" East 220 feet to the northeast corner of this described property; thence South 13° 15' 00" East 930 feet along the property line of Randolph Castleman to the point of beginning, containing 5.08 acres, more or less.

Being the same property conveyed to Michael F. Ventola and wife, Betty Ruth Ventola, by deed from Mariea Hite, unmarried, Paul L. Hite and wife, Brenda M. Hite, of record in Book 7444, page 481, Register's Office for Davidson County, Tennessee, the said Michael F. Ventola having since died.

This is property known as 13306 Old Hickory Boulevard, Antioch, Tennessee 37013.

And now I, the said **Robert F. Spann**, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey to **Betty Ruth Ventola and Curtis Brandon Hite and to the survivor of them** as tenants in common with a survivorship estate, their successors 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.

Witness my hand, this 30th day of October, 2009.

X Betty Ruth Ventola
Betty Ruth Ventola

Robert F. Spann Trustee

STATE OF TENNESSEE
COUNTY OF TENNESSEE

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, **Betty Ruth Ventola**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who under oath acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal this 30th day of October, 2009.

NOTARY PUBLIC

My Commission Expires: 7/24/2010

MAXINE Q. SIMS
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Tennessee

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, **Robert F. Spann, Truatee**, Trustee, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who under oath acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal this 30 day of October, 2009.

NOTARY PUBLIC

My Commission Expires: 7/24/2010

MAXINE Q. SIMS
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY, TENN.