This Instrument Was Prepared By:
Brenda G. Benson, Esq.
Aubrey Givens & Associates
501 Union Street, Suite 307
Nashville, Tennessee 37219

Owner & Tax Liability:
Rena Diana Davis
2408 McGinnis Drive
Nashville, Tennessee 37216

BILL GARRETT, Davidson County
Trans:T20090086725 DEEDQC
Recvd: 12/28/09 13:14 2 pgs
Fees:12.00 Taxes:0.00
20091228-0117280

Map 73, Parcel 9 Number 74

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS:

That for and in consideration of Ten Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, I, **JULIUS R. DAVIS**, do hereby demise, release and forever quitclaim unto **RENA D. DAVIS** all of my right, title and interest, both legal and equitable, in and to a certain tract or parcel of land located in the Eleventh (11th) Civil District of Davidson County, Tennessee, bounded and described as follows, to-wit:

Being Lot No. 79 on the Plan of GIBSON HEIGHTS, of record in Book 1835, page 133, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Julius R. Davis and wife, Rena D. Davis by deed from Macon P. Paris and wife, Frances T. Paris, of record in Book 6704 page 599, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

This is improved property, known as 2408 McGinnis Drive, Nashville, TN 37216.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest ~~thereto belonging~~ to the said Grantees, their heirs and assigns, forever; and ~~we do covenant~~ with the said Grantees that ~~we are lawfully~~ seized and possessed of ~~said land~~ in fee simple, have a good right to convey it, and the same is unencumbered ~~unless~~ otherwise herein set out; and we do further covenant and bind ourselves, ~~our heirs~~ and representatives, to warrant and forever defend the title to the said land ~~to the~~ said Grantees, their heirs and assigns, ~~against~~ the lawful claims of all persons ~~whomsoever~~. Wherever used, the singular number shall include the ~~plural, the~~ plural the singular, and the use of any gender shall be applicable to all genders.

Mr. Julius R. Davis, husband of Rena Diana Davis, hereby waives any further rights to said property.

This instrument was prepared without the benefit of a title search or survey from information provided by the parties.

WITNESS MY HAND, this 28th day of Dec., 2009.

Julius R. Davis
JULIUS R. DAVIS

STATE OF TN

COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public, JULIUS R. DAVIS, the within named bargainor, 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 28th day of Dec., 2009.

CHELSEA LAPHAM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

NOTARY PUBLIC

My Commission Expires: Nov. 22nd 2010

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $00.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

AFFIANT

Subscribed and sworn to before me this the 28th day Of Dec, 2008.

Notary Public

My Comm. Exp.: Nov. 22nd 2010

CHELSEA LAPHAM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY