New Owner
SEND TAX BILLS TO:

Vickie L. Phillips
Stephanie N. Phillips
1437 Market Square
Hermitage, TN 37076

Map/Parcel 08607015700

THIS INSTRUMENT PREPARED BY:

ROCHELLE, McCULLOCH & AULDS, P.L.L.C.
109 North Castle Heights Avenue
Lebanon, TN 37087

Space for Recorder's stamp

BILL GARRETT, Davidson County
Trans:T20090086742 DEEDQC
Recvd: 12/28/09 13:41 3 pgs
Fees:22.00 Taxes:0.00
20091228-0117305

FROM INFORMATION
SUPPLIED BY THE PARTIES
NO TITLE OPINION REQUESTED

QUITCLAIM DEED

WHEREAS, **VICKIE L. PHILLIPS** has heretofore purchased a certain parcel or tract of real property located in Davidson County, Tennessee; and

WHERAS, **VICKIE L. PHILLIPS** desires to create with her daughter, **STEPHANIE N. PHILLIPS** a joint tenancy with right of survivorship in said tract of land.

NOW, THEREFORE, FOR AND IN CONSIDERATION of the premises and for the sole purpose of creating a joint tenancy with right of survivorship, I, **VICKIE L. PHILLIPS**, do hereby convey and quitclaim unto **DAVID B. FOUTCH, TRUSTEE,** his successors and assigns, all my right, title and interest in and to the following tract or parcel of land, situate and lying in Davidson County, Tennessee, bounded and described as follows, to-wit:

> Land in Davidson County, Tennessee, Being Lot No. 225 on the Plan of Jackson's Retreat, Phase 5-B, Revised, of record in Book 6250, Page 905 Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 225 fronts 65.50 feet on the southerly margin of Market Square and extends back 209 feet on the northeasterly line and 220 feet on the southwesterly line to a dead line in the rear measuring 66.41 feet thereon.
>
> Being the same property conveyed to Vickie L. Phillips by deed from William L. Margraf and wife, Sara J. Holt Margraf dated March 30, 1995 of record in Book 9640, Page 566, in the Register's Office for Davidson County, Tennessee.

This is Improved property known as 1437 Market Square Drive, Hermitage, Tennessee 37076.

And now, I, **DAVID B. FOUTCH, Trustee,** for the express purpose of carrying out the intent of this conveyance as set forth above, do hereby quitclaim all my right, title and interest in the above described tract or parcel of land to **VICKIE L. PHILLIPS and STEPHANIE N. PHILLIPS, as joint tenants with right of survivorship**, their heirs, successors, and assigns.

IN WITNESS WHEREOF, the undersigned have set our hands on this 17th day of December, 2009.

VICKIE L. PHILLIPS

DAVID B. FOUTCH, Trustee

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a notary public of the state and county aforesaid, VICKIE L. PHILLIPS, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 17th day of December, 2009.

Notary Public

My commission expires: 2/12/11

JO ANN AULDS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

STATE OF TENNESSEE)
COUNTY OF WILSON)

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Notary Public

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JO ANN AULDS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

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

Stephanie Phillips
Affiant

Sworn to and subscribed to before me, this the 17th day of December, 2009.

Notary Public

My commission expires: 2/12/11

