return to:
Greater Nashville
Title & Closing Co.
200 Madison Street
Madison, TN 37115

THIS INSTRUMENT PREPARED BY:
DEANIE L. GREGORY, ATTORNEY-AT-LAW
GREATER NASHVILLE TITLE AND
CLOSING COMPANY
200 Madison Street
Madison, TN 37115

Name and Address New Owner:	Send Tax Bills to:
Harold D. Rippy and wife,	Regions Bank dba
Donna M. Rippy	Regions Mortgage
1400 Stratford Avenue	2050 Parkway Office Circle
Nashville, TN 37216	Birmingham, AL 35244

Tax ID Numbers:
07204035600

QUITCLAIM DEED

For and in Consideration of TEN AND NO/100-----DOLLARS ($10.00) AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, and for the purpose of creating a tenancy by the entirety, **I, Harold D. Rippy,** by these presents do hereby quitclaim and convey to **Donna M. Rippy,** my spouse, her successors and assigns, a one-half undivided interest in and to the following described tract of land:

See attached Exhibit "A" for legal description of said property.

SAID property is conveyed subject to such limitations and/or, encumbrances, if any, as may affect the premises.

IN WITNESS WHEREOF I have hereunto set my hand on this the 10th day of December, 2009.

Harold D. Rippy
Harold D. Rippy

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Harold D. Rippy**, the bargainor, with whom I am personally acquainted or who 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 office at Madison, Tennessee, this the 10th day of December, 2009.

DEANIE L. GREGORY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Deanie L. Gregory
Notary Public

Commission expires:
3/20/2010

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ NONE.

Harold D. Rippy
Affiant

Sworn to and subscribed and ~~sworn~~ to before me, this the 10th day of December, 2009.

Deanie L. Gregory
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

My commission expires: 3/20/2010

BILL GARRETT, Davidson County
Trans:T20090087137 DEEDQC
Recvd: 12/29/09 12:37 2 pgs
Fees:12.00 Taxes:0.00
20091229-0117911

EXHIBT "A"

A certain tract or parcel of land located in Davidson County, Tennessee described as follows to-wit:

Being Lot No. 9 Stratford Subdivision of record in Plat Book 5210, Page 140, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Harold D. Rippy by Wararnty Deed from R.A.T. Partnerhsip, a partnership composed of Eugene P. Hockemeyer, Ray W. Luckett, Austin L. Luckett, Jr. and Thomas M. Luckett on March 27, 1979 of record in Book 5410, Page 901, Register's Office for Davidson County, Tennessee.

AND

Land in Davidson County, Tennessee, being a portion of Greenfield Avenue (abandoned) with Greenfield Avenue Right-of-Way being a 25 in width right-of-way, and with one-half, 12.5 feet being abandoned to each adjoining property owner. BEGINNING at a point in the southwesterly margin of Stratford Avenue and the center of the Greenfield Avenue (abandoned) right-of-way; thence with the center of the Greenfield Avenue (abandoned) right-of-way in the southwesterly line, 178 feet to a point in the center of the Greenfield Avenue (abandoned) right-of-way; thence 90 degrees from said point in center of right-of-way, 7 feet northwesterly to a point; thence 90 degrees 178 feet northeasterly and parallel with the center of the Green Avenue (abandoned) right-of-way to a point in the southwesterly margin of Stratford Avenue; thence 7 feet southeasterly with the margin of Stratford Avenue to the point of beginning.

Being the same property conveyed to Harold Douglas Rippy by Quitclaim Deed from John Freeman Lowery and wife, Evelyn E. Lowery dated June 10, 1988 and recorded in Book 7579, Page 293, Register's Office for Davidson County, Tennessee.

AND THAT CERTAIN portion of Greenfield Avenue/Kennedy Avenue/un-numbered alley (abandoned) ceded to Harold D. Rippy, being the owner of the remaining adjoining parcel by Ordinance No. 79-1463 of the Metropolitan Council for the Metropolitan Government of Nashville and Davidson County, Tennessee.