BILL GARRETT, Davidson County
Trans:T20090087644 DEEDQC
Recvd: 12/30/09 14:19 2 pgs
Fees:12.00 Taxes:0.00

20091230-0118562

Quitclaim Deed

THIS QUITCLAIM DEED, executed this 30 day of Dec, 2009, by first party, Grantor, Mark A. Livingston, whose post office address is 1234 Riverbrook Drive, Hermitage, TN 37076, to second party, Grantee, Adam C. Livingston, whose post office address is 504 Flintlock Court, Nashville, TN 37217 and Curt L. Lawson and Teresa Lawson, whose post office address is 77 Kebu Rd., Mt. Juliet, TN 37122.

WITNESSETH, That the said first party, for good consideration for the sum of zero dollars ($0.00) paid by the said party, the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto said second party forever, all the right, title, interest and claim which the said first party has in an to the following described parcel of land and improvements and appurtenances thereto in the County of Davidson, State of Tennessee to wit:

LAND in Davidson County, Tennessee, being Unit No.51 on the plan of Woodridge at Nashboro Village of record in Instrument No. 20021120-0143949, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

BEING part of the same property conveyed to Beazer Homes Corp., doing business as Phillips Builders by deed from WDN Properties, Ltd., of record in Instrument No: 20020507-0056330, Register's Office for Davidson County Tennessee.

BEING the same property conveyed to Curt L. Lawson, a married man and Teresa Lawson, his wife, of record in Instrument No: 20050329-0034132.

BEING the same property conveyed to Adam C. Livingston, Mark A. Livingston, Curt L. Lawson and Teresa Lawson of record in Instrument No. 20071115-0134100.

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

This is improved property, known as 504 Flintlock Court, Nashville, TN 37217.

SEND TAX BILLS TO: Wells Fargo Home Mortgage, PO Box 14547, Des Moines, IA 50306-3547

MAP-PARCEL NUMBERS 135-16-B-51CO

New Owners: Adam C. Livingston, Curt L. Lawson and Teresa Lawson, 504 Flintlock Ct., Nashville, TN 37217

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ 0
Teresa Lawson
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30 DAY OF December 2009
Brandi Wells
Deputy Register

IN WITNESS WHEREOF, The said party has signed and sealed these presents the day and year first above written. Signed sealed and delivered in presence of:

Signature of Witness: Raye Dene Berry

Print name of Witness: Raye Dene Berry

Signature of Witness: Makenzie Stephens

Print name of Witness: Makenzie Stephens

Signature of First Party: Mark A Livingston
Mark A. Livingston

Signature of Second Party: Curt L. Lawson
Adam C. Livingston Curt L. Lawson

Teresa Lawson
Teresa Lawson

This instrument was prepared by Teresa Lawson.

STATE OF TENNESSEE
COUNTY OF Davidson

On Dec. 30, 2009 before me, Cindy S. Baetke,
Appeared Adam C. Livingston, Mark A. Livingston, Curt L. Lawson, and Teresa Lawson personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted , executed the instrument.
WITNESS my hand and official seal.

Cindy S Baetke
Signature of Notary

Affiant ___ Known ✓ Produced ID
Type of ID _____

(Seal)

CINDY S. BAETKE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires JULY 3, 2012