Davidson County DEEDQC
Recvd: 01/07/10 13:51 4 pgs
Fees:22.00 Taxes:0.00
20100107-0001637

Prepared from information provided by the parties hereto without the benefit of a title search or title insurance. Preparer is not the person closing this transfer, and parties agree that preparer shall not be responsible for reporting this transfer pursuant to the Internal Revenue Code or other applicable law or regulation.

ADDRESS NEW OWNER:	LuAnn Landrum and Lou Moore 1480 Murphy Hollow Road Cumberland Furnace, TN 37051
SEND TAX BILLS TO:	SAME
MAP-PARCEL NOS.	94-3-3

Prepared by: Cindy S. Smith, Attorney at Law
Post Office Box 292004
Nashville, TN 37229 (Davidson Cty.Box 27-B)

QUITCLAIM DEED

FOR AND IN CONSIDERATION of Ten and No/100 Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, I, **LUANN LANDRUM, married**, (herein "Grantor") by these presents do hereby quitclaim and convey unto **LOU MOORE, married**, (herein "Grantee") their successors and assigns, **a one-half undivided interest** in the following described tract or parcel of land in Davidson County, Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot No. 14 on the Plan of Fortland Park, Section One, as of record in Book 2663, Page 61, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to LUANN LANDRUM by Warranty Deed dated June 16, 2006, from Amy Beth Kuzio and Daniel P. Kuzio of record in Instrument no. 20060621-0074000, Register's Office for Davidson County, Tennessee. The said LUANN LANDRUM conveyed a one-half interest to LOU MOORE by Quitclaim Deed recorded May 9, 2008, in Instrument No. 20080509-0048191, said Register's Office. The said LOU MOORE conveyed her one-half interest to LUANN LANDRUM by Quitclaim Deed recorded June 3, 2009, in Instrument No. 200906030051109, said Register's Office.

This is improved property with a common address of 224 Riverside Drive, Nashville, TN 37206.

This property is not the marital residence of Grantor and is not subject to any marital interests therein.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

When necessary for proper construction, the singular shall include the plural and the plural the singular, and the reference to any gender shall include reference to the appropriate gender.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 4th day of January 2010.

LUANN LANDRUM

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 LUANN LANDRUM, married, with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence and who acknowledged that s/he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 4th day of January 2010.

Notary Public
My Commission Expires: 5/8/2012

ANTHONY C. HAGER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer is $10.00.

Lou Moore
Affiant

Subscribed and sworn to before me this 4 day of January 2010.

Notary Public
My Commission Expires 5/8/2012

ANTHONY C. HAGER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Certificate of Authenticity

I, Cindy S Smith, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN

County of Davidson

Personally appeared before me, Andrew P. Charlton, a notary public for this county and state, Cindy S. Smith who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 11-4-2013

ANDREW P. CHARLTON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 4, 2013