BILL GARRETT, Davidson County
Trans:T20100018627 DEEDQC
Recvd: 03/31/10 08:54 2 pgs
Fees:12.00 Taxes:0.00
20100331-0023777

This Instrument Prepared By:
Law Office of Mark A. Ellmore
1909 Lebanon Pike
Nashville, TN 37210

QUITCLAIM DEED

For and in consideration of the sum of Ten Dollars and 00/100 ($10.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, **Audrey Horwath,** hereinafter called Grantor, has bargained and sold and by these presents does hereby quitclaim and convey to the **Audrey L. Horwath Living Trust Agreement,** all of my rights, title, life estate and interest in and to the following described tract of land to wit.

LAND in Davidson County, Tennessee, being Lot No. 255 on the Plan of Section Two, Truxton Park of record in Instrument No. 20010515-0049898, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

BEING the same property conveyed to Joseph Horwath and wife, Audrey Horwath, by Warranty Deed, from Jason Hitchcock and wife, Rebecca B. Hitchcock, of record by Instrument Number 20050211-0016179, in Register's Office of Davidson County. Joseph Horwath predeceased his wife, Audrey Horwath, on December 29, 2009, per Certificate of Death of record in the Tennessee Department of Vital Statistics, Nashville, TN.

This improved property is known as 1856 Brookmeadow Lane, Hermitage, TN 37076.

This Instrument was prepared by information provided by the Grantor. No new title search was done.

This instrument is subject to any and all existing restrictions, easements, and building setback lines of record.

The above reference property is the primary residence of the Grantor.

WITNESS my hand and seal on this 25th day of March, 2010.

Audrey H Horwath

Audrey Horwath

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State the within named **Audrey Horwath,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) to be the bargainor, who executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, this 25th day of March, 2010.

ELIZABETH G. CHRISTMAS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires September 18, 2013

My Commission Expires _____ Notary Public

AFFIDAVIT

I do hereby certify that the actual, true and correct consideration or value, whichever is greater, for this transfer is $-0-, which is paid for the property herein conveyed.

Audrey H Horwath
Affiant

STATE OF TENNESSEE
COUNTY OF DAVIDSON

ELIZABETH G. CHRISTMAS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires September 18, 2013

Sworn to and subscribed before me this 25th day of March, 2010.

My Commission Expires _____ Notary Public

NAME AND ADDRESS OF NEW OWNER	**SEND PROPERTY TAX STATEMENT TO:**	**MAP & PARCEL NO.**
Audrey L Horwath Living Trust Agreement 1427 Lebanon Rd, Apt 211 Nashville, TN 37210	James Horwath 211 Brandywine Dr. Old Hickory, TN 37138	Map 064-16 Parcel 088.00