Book 36

QUITCLAIM DEED

STATE OF TENNESSEE, COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $ -0- .

Anne Livingston
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 31 DAY OF March, 2010.

Kimberly G. Murphy
NOTARY PUBLIC
My Commission Expires: August 23, 2011

KIMBERLY G. MURPHY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires August 23, 2011

THIS INSTRUMENT WAS PREPARED BY:
David B. Herbert
ORTALE, KELLEY, HERBERT & CRAWFORD
200 Fourth Avenue North
Nashville, TN 37219-0375
Our File #24303ASP

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL #
Anne Livingston William Welch Livingston 3818 Central Avenue Nashville, TN 37205	Same as new owners	103-12 268

FOR A CONSIDERATION, the receipt and sufficiency of which is hereby acknowledged, Anne Livingston, **("Grantor")**, a married person, enters into this conveyance for the express purpose and intention to create an estate by the entireties in and to the entire interest in the property previously held by the grantor as provided by T.C.A. 66-1-109, by these presents, quitclaims, grants and conveys unto Anne Livingston and husband William Welch Livingston, **("Grantees")**, their successors and/or assigns, all interest in and to the following land in Davidson County, State of Tennessee, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 213 on the Map of Richland Realty Company's Second Subdivision, Division "B", of record in Book 332, page 92, in the Register's Office for Davidson County, Tennessee, to which reference is made for a more complete and accurate description.
>
> Being the same property conveyed to Anne Livingston, by Special Warranty Deed from BAC Home Loan, FKA Countrywide Home Loan of record as Instrument No. 20100121-0005114, Register's Office for Davidson County, Tennessee.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the Grantor has hereunto set her hand on this the 31st day of March, 2010.

Anne Livingston
Anne Livingston

BILL GARRETT, Davidson County
Trans:T20100019161 DEEDQC
Recvd: 04/01/10 14:30 2 pgs
Fees:12.00 Taxes:0.00
20100401-0024576

STATE OF TENNESSEE, COUNTY OF DAVIDSON

On this 31 day of March, 2010, before me personally appeared Anne Livingston, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

Kimberly G. Murphy
Notary Public

My Commission Expires: August 23, 2011

KIMBERLY G. MURPHY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires August 23, 2011