BILL GARRETT, Davidson County
Trans:T20100019237 DEEDQC
Recvd: 04/01/10 16:17 2 pgs
Fees:17.00 Taxes:0.00
20100401-0024689

Return To:
MH&S Law Firm
1804 Williamson Ct. Ste 201
Brentwood, TN 37027
615-377-3319

THIS INSTRUMENT PREPARED BY:

McCann, Hubbard & Solomon
1804 Williamson Court, Suite 201
Brentwood, Tennessee 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $0.00.

AFFIANT

Subscribed and sworn to before me this 31st day of March, 2010.

NOTARY PUBLIC
My Commission Expires: 9-23-13

ALICIA R. HAMILTON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON CO.

ADDRESS OF NEW OWNER:
Kristin C. Hasty
1136 Radnor Glen Drive
Brentwood, Tennessee 37027

SEND TAX BILLS TO:
New Owner

Map/Parcel 159-3-36.00

STRAWMAN QUITCLAIM DEED

In consideration of $10.00, and other good and valuable consideration, **Kyle L. Hasty and wife, Kristin C. Hasty,** Grantor, for the express purpose of making a re-conveyance and vesting the property solely in the name of Kristin C. Hasty, hereby quitclaim and convey all of their undivided right, title and interest to the hereinafter described property to A. Scott Hubbard, Trustee, Grantee. Said property conveyed herein is described as follows:

Land in Davidson County, Tennessee, being Lot No. 10, on the Final Plat of HighRidge Subdivision, Phase Two, of record in Instrument No. 20010129-0008513, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Kristin C. Hasty and husband, Kyle L. Hasty by Warranty Deed dated August 15, 2006, from Steven W. Thomas and wife, Karen J. Thomas, of record in Instrument No. 20060817-0101755, Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such restrictions, encumbrances, and limitations as may affect the premises. Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purpose thereof, makes this conveyance to Grantee.

This instrument has been prepared based solely upon information provided by the parties, and without the benefit of a title search.

And now, I, the said **A. Scott Hubbard, Trustee,** for the express purpose of carrying out the intent of this conveyance as set out above, do hereby convey, and forever quitclaim unto **Kristin C. Hasty,** the same property hereinabove described and set forth, to which reference is hereby made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises as above set forth.

IN WITNESS WHEREOF, the said parties hereto have hereunto set their signatures on this the 25th day of March, 2010.

Kyle L. Hasty

Kristin C. Hasty

A. Scott Hubbard, Trustee

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Kyle L. Hasty and Kristin C. Hasty, with whom I am personally acquainted, (or whose identity was proved to me on the basis of satisfactory evidence) who executed the foregoing instrument for the purposes herein contained.

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

Notary Public

My Commission Expires: 9-23-13

ALICIA R. HAMILTON STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON CO.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared A. Scott Hubbard, Trustee, with whom I am personally acquainted, (or whose identity was proved to me on the basis of satisfactory evidence) who executed the foregoing instrument for the purposes herein contained.

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

Notary Public

My Commission Expires: 9-23-13

ALICIA R. HAMILTON STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON CO.