BILL GARRETT, Davidson County
Trans:T20100022145 DEEDQC
Recvd: 04/14/10 11:43 3 pgs
Fees:17.00 Taxes:0.00
20100414-0028141

THIS INSTRUMENT PREPARED BY:
Gail Smith Bradford, Esq.
49 Music Square West, Suite 600
Nashville, Tennessee 37203

QUITCLAIM DEED

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP/PARCEL NO.
JULIA WHITTINGTON HARPER 701 Lynnwood Boulevard Nashville, Tennessee 37205	Same	Map 130-7 Parcel 60

FOR love and affection and no monetary consideration, the receipt and sufficiency of which is hereby acknowledged, **James Harper, Sr. and wife, Julia W. Harper** (collectively, the "Grantors"), for the purpose of destroying the tenancy by the entirety that now exists between the Grantors, by these presents do quitclaim and convey unto **Julia Whittington Harper** (the "Grantee"), her heirs and assigns, to hold such property as her sole and individual property, all of Grantors' interest in and to a certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows:

> Land in Davidson County, Tennessee, BEING Lot No. 178-A on the Plan of Resubdivision Parts of Royal Oaks, of record in Book 974, pages 4 and 5, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a complete description thereof.
>
> Said Lot No. 178-A which is a corner lot, fronts 171.6 feet on the southerly margin of Iroquois Place and fronts 223 feet 3 inches on the westerly margin of Lynnwood Boulevard, and extends back 223.6 feet on the westerly line and 138 feet 10 inches on the southerly line to a point of intersection.
>
> Being the same property conveyed to James Harper, Sr. and wife, Julia W. Harper, by Warranty Deed from Tamara Champlin and William Bradford Champlin, TTEES of the Champlin Revocable Trust, UTD 8/9/99, by deed of record at Instrument Number 20010924-0103042, Register's Office for Davidson County, Tennessee.

The legal description contained herein is the same as that contained in the previous deed of record.

Being improved property located at 701 Lynnwood Boulevard, Nashville, Tennessee.

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

WITNESS OUR HANDS this the 8 day of April, 2010.

GRANTORS

James Harper, Sr.

Julia W. Harper

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Gail Smith Bradford, a Notary Public in and for said county and state, the within-named **James Harper, Sr.**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 8th day of April, 2010.

GAIL SMITH BRADFORD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires: My Commission Expires JAN. 7, 2013

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Gail Smith Bradford, a Notary Public in and for said county and state, the within named **Julia W. Harper**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 8th day of April, 2010.

GAIL SMITH BRADFORD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires: My Commission Expires JAN. 7, 2013

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transaction is $__-0-__.

Julia Whittington Harper
JULIA WHITTINGTON HARPER, AFFIANT

Subscribed and sworn to before me this
8th day of April, 2010.

GAIL SMITH BRADFORD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JAN. 7, 2013

Notary Public

My Commission Expires: _____

NOTE TO REGISTER'S OFFICE: This conveyance destroying a tenancy by the entirety is exempt from the payment of the privilege tax under T.C.A. §67-4-409(a)(3)(A).