THIS INSTRUMENT WAS PREPARED BY:

Signature Title Services, LLC
505 East Main Street
Hendersonville, TN 37075

THIS INSTRUMENT WAS PREPARED BY INFORMATION FURNISHED BY THE PARTIES. THE PREPARER MAKES NO CLAIM OR WARRANTIES AS TO THE STATUS OF THE TITLE.

STATE OF **TENNESSEE**
COUNTY OF SUMNER

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

Affiant

SUBSCRIBED AND SWORN TO BE ME, THIS 12TH DAY OF APRIL, 2010.

Notary Public

My Commission Expires: 9-19-2011

MICHELLE HIGHTOWER STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY My Commission Expires 09-19-2011

Address of New Owner:
JEANETTE HARDIN
806 CROCKETT STREET
NASHVILLE, TN 37207

Send Tax Bill To:
NEW OWNER
SAME

Map/Parcel Numbers:
MAP 71-16
PARCEL 425
12DA - 44202

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the herein GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **ASA F. HARDIN,** "GRANTORS", by these presents, does hereby quitclaim and convey unto **JEANETTE HARDIN** herein called "GRANTEES", their successors, heirs and assigns all of their rights, title and interests in and to a certain tract or parcel of land in **Davidson** County, State of **Tennessee**, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot. No. 2, Resubdivision of Lot No. 15 on the Plan of Belleview Subdivision, of record in Book 4470, Page 1954, said Register's Office.

Said Lot. No 2 fronts 62 feet on the southerly margin of Crockett Street, and runs back 119.81 feet on the east sideline, and 120 feet on the west sideline, and measures 68.6 feet across the rear lot line.

Being the same property conveyed to J. Don Felts by deed from Steve T. Head, et ux, Joyce L. Head of record in Book 5655, Page 242, said Register's Office for Davidson County, Tennessee. Dorothy E. Felts, wife of J. Don Felts joins in this conveyance for the purpose of granting any interest she may have in the above described property, particularly marital rights.

Being the same property conveyed to Asa F. Hardin by Warranty Deed from J. Don Felts et ux, Dorothy E. Felts as recorded on the 5th day of July, 1985 in Record Book 6599, page 640, the Register's Office of Davidson County, Tennessee.

BILL GARRETT, Davidson County
Trans:T20100023086 DEEDQC
Recvd: 04/19/10 14:36 1 pgs
Fees:12.00 Taxes:0.00
20100419-0029374

This is **improved** property known as **806 Crockett Street, Nashville TN 37207**

TO HAVE AND TO HOLD the said tract/parcel of land, with the appurtenances, estate title and interest thereto belonging to said Grantee, his heirs and/or successors and assigns forever. The Grantor makes no covenants and/or warranties with said Grantees and said property is conveyed subject to such limitations, restrictions and encumbrances as may affect title to said property.

WITNESS our hands this **12TH** day of **April, 2010**

Asa F. Hardin

STATE OF TENNESSEE
COUNTY OF SUMNER

Before me, the undersigned, a Notary Public in and for the said County and State, personally appeared **ASA F. HARDIN**, whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the forgoing instrument for the purpose therein contained. Witness my hand this **12TH** day of **April, 2010**

MICHELLE HIGHTOWER STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY My Commission Expires 09-19-2011

Notary Public

My commission expires: 9-19-2011