This instrument prepared by:
Marjorie Kaup Haines, Esq. #BPR026345
PO Box 681493
Franklin TN 37068

THIS INSTRUMENT IS PREPARED BASED UPON INFORMATION PROVIDED BY THE PARTIES. NO TITLE SEARCH WAS DONE IN CONNECTION WITH THE PREPARATION OF THIS DOCUMENT. THE PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR THE ACCURACY OF THE LEGAL DESCRIPTION OF THE PROPERTY SHOWN HEREIN.

QUITCLAIM DEED

Address New Owner(s) as follows:	Send Tax Bills To:	Map Parcel Numbers
(NAME) Melissa Boyd Averett	(NAME) SAME AS NEW OWNER	Map & Parcel 09507005300
(STREET ADDRESS) 913 Woodburn Drive	(STREET ADDRESS)	
(CITY) (STATE) (ZIP) Brentwood Tennessee 37027	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantees and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged **BETTINA BOYD STILL** does hereby quitclaim and convey unto the said **MELISSA BOYD AVERETT and JAMES MICHAEL BOYD, as joint tenants with rights of survivorship**, the Grantees herein, their successors, heirs and assigns, all of her right, title and interest in and to that certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 188 on the plan of Merry Oaks Subdivision, as of record in Plan Book 1835, pages 67-68, Register's Office, Davidson County, Tennessee. Said Lot 188 fronts 107 feet on the easterly side of Deerwood Road and runs back between lines 174.8 feet on the north line and 195 feet on the south line to a dead line in the rear measuring 54.5 feet thereon.

Being the same property conveyed to Bettina Boyd Still, Melissa Boyd Averett and James Michael Boyd as joint tenants with rights of survivorship, by quitclaim deed of record in Instrument #20091125-0108637, Register's Office, Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value whichever is greater, for this transfer is $38,330.00.

Subscribed and sworn to before me this the 3 day of May, 2010.

Melissa Boyd Averett
Affiant

My commission expires: March 24, 2014
(Affix Seal)

Robert Felter
Notary Public

ROBERT FELTER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Witness my hand this 5th day of May, 2010.

Bettina Boyd Still
Bettina Boyd Still

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared **BETTIA BOYD STILL,** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged herself to be the within named bargainor, and that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, at office in Nashville, Tennessee, this 5th day of May, 2010.

My commission expires: 3-4-13

Pamela Laub
Notary Public

PAMELA LAUB
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 4, 2013

BILL GARRETT, Davidson County
Trans:T20100027333 DEEDQC
Recvd: 05/06/10 15:20 1 pgs
Fees:13.00 Taxes:141.82

20100506-0034781