THIS INSTRUMENT WAS PREPARED BY:
RACHEL D. SHARP, ESQ
120 DONELSON PIKE, SUITE 203
NASHVILLE, TENNESSEE 37214
FROM INFORMATION FURNISHED BY THE PARTIES

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is Zero

Affiant

Subscribed and sworn to before me on this 4th day of June, ~~2009.~~ 2010.

NOTARY PUBLIC
My commission expires: 3/10/2012

JOELLYN A. KOTT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

BILL GARRETT, Davidson County
Trans: T20100034178 DEEDQC
Recvd: 06/04/10 15:21 2 pgs
Fees: 12.00 Taxes: 0.00
20100604-0043638

Address New Owner as Follows:
Tina Bonds
530 Battle Road
Antioch, TN 37013

Send Tax Bills to:
Same

Map-Parcel
188 00 0 017.00

QUITCLAIM DEED

WHEREAS, Carl E. Swaney, ("Grantor") and Tina Bonds, a/k/a Tina Bonds Swaney ("Grantee") are in the process of divorcing; and

WHEREAS, this is a transfer of property in resolution of a divorce and is not subject to taxation; and

WHEREAS, Grantor has agreed to quitclaim all of his right, title and interest in and to the tract of land hereinbelow.

NOW, THEREFORE, for and in consideration of the sum of One and No/100 ($1.00) Dollar, cash in hand paid for and in consideration of the Marital Dissolution Agreement entered in Davidson County Fourth Circuit Court No. 09D-1878, Carl E. Swaney, the Grantor, does hereby convey, remise, release and forever quitclaim unto Tina Bonds, a/k/a Tina Bonds Swaney, the Grantee, her heirs and assigns, all of his right, title and interest in and to a certain tract of land in Davidson County, Tennessee described more particularly as follows:

BEING a certain tract of land located in the 31st Councilmanic District for Metropolitan Nashville-Davidson County, Tennessee, and being more particularly described as follows:

BEGINNING on an iron rod situated in the northerly boundary line of the Herschel Wayne & Ouida W. Holt property as evidenced in Book 10908, Page 636, Register's Office for Davidson County, Tennessee, said iron rod being N 80 degrees 08' 53" W 1.89 feet from an iron rod with a red plastic cap stamped "MEC", said iron rod also being situated on the westerly margin of Battle Road; thence with the margin of Battle Road N 09 degrees 01' 06" E 225.00 feet to an iron rod; thence leaving the said margin of Battle Road and with a new line N 80 degrees 12' 53" W 388.98 feet to an iron rod; thence S 08 degrees 01' 06" W 225.00 feet to an iron rod situated by a wood post fence corner, said iron rod being the northwesterly corner of the aforesaid Herschel & Ouida Holt property, and bearing a plastic cap stamped "MEC"; thence with Holt and a wire fence line S 80 degrees 30' 14" E 73.03 feet to an iron rod bearing a plastic cap

stamped "MEC"; thence S 80 degrees 08' 53" E 315.95 feet to the Point of Beginning containing 2.01Acres (87,440 Square Feet) more or less.

BEING the same property conveyed to Tina Bonds and Carl E. Swaney by Quitclaim Deed of record at Instrument Number 20040309-0026566, Register's Office for Davidson County, Tennessee.

Same legal description as previous deed.

This conveyance is made subject to any and all encumbrances, easements, setback lines, restrictions, zoning or other matters as may affect the premises.

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND KARLA C. HEWITT & ASSOCIATES, PLLC ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OF THE INFORMATION SHOWN HEREIN.

IN WITNESS WHEREOF, I have hereunto set my hand on this 13 day of Oct., 2009.

Carl E. Swaney
CARL E. SWANEY

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **CARL E. SWANEY**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 13 day of October, 2009.

FAYE BROWN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Faye Brown
Notary Public

My commission expires: 5-2-11