BILL GARRETT, Davidson County
Trans:T20100037250 DEEDQC
Recvd: 06/18/10 14:06 3 pgs
Fees:17.00 Taxes:0.00
20100618-0047710

Prepared by:
Susan B Evans, Esq.
1900 Church St., Suite 301
Nashville, TN 37203

ADDRESS OF NEW OWNERS:
Oliver H. Dale
208 W. Due West Ave.
Nashville, TN 37115

SEND TAX BILLS TO:
Oliver H. Dale
208 W. Due West Ave.
Nashville, TN 37115

MAP/PARCEL
Map 50-2
Parcel 89.00

QUITCLAIM DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, We, Albert Lucien Dale, Jr. and Carolyn D. Dale, individually and as Co-Administrators, C. T. A., of the estate of Mildred Beaty Dale, Deceased, hereinafter called the Grantors, have bargained and Quitclaimed, and by these presents do transfer and convey unto Oliver H. Dale, hereinafter called the Grantee, his heirs and assigns, any and all our right title and interest in and to that certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Tract No. 1:

Being Lot No. 2 on the plan of Willow Creek, Section 4, Davidson County, Tennessee, of record in Book 8250, page 365, said Register's Office.

Said Lot No. 2 fronts 75.00 feet on the westerly side of Willow Creek Road and runs back 121.38 feet on the south line and 121.48 feet on the north line to a line upon which it measures 75.30 feet.

BEING the same property conveyed to Albert Lucien Dale, Sr., and wife, Mildred Beaty Dale by Deed from Mardalee Properties, "Trust" of recorded in Instrument Number 20051221-0152958 and part of the same property conveyed to Albert Lucien Dale, Sr., and wife, Mildred Beaty Dale by deed from Lee Putnam of record in Instrument Number 20060619-0072621, Register's Office for Davidson County, Tennessee. Albert Lucien Dale, Sr., predeceased Mildred Beaty Dale and title having vested in Mildred Beaty Dale by operation of law. Mildred Beaty Dale having died testate January 1, 2009 and devised her interest in said property to Albert Lucien Dale, Jr. and Carolyn D. Dale by Last Will and Testament of record in the Clerk and Masters Office for Williamson County, Tennessee, Probate File No. P09-5244.

Tract No. 2:

Being Lot No. 3 on the plan of Willow Creek, Section 4, Davidson County, Tennessee, of record in Book 8250, page 365, said Register's Office.

Said Lot No. 3 fronts 78.88 feet on the westerly side of Willow Creek Road and runs back 121.28 feet on the south line and 121.38 feet on the north line to a line upon which it measures 74.65 feet.

BEING the same property conveyed to Albert Lucien Dale, Sr., and wife, Mildred Beaty Dale by Deed from Mardalee Properties of recorded in Instrument Number 20051221-0152957 and by deed from Lee Putnam of record in Instrument Number 20060619-0072621, Register's Office for Davidson County, Tennessee. Albert Lucien Dale, Sr., predeceased Mildred Beaty Dale and title having vested in Mildred Beaty Dale by operation of law. Mildred Beaty Dale having died testate January 1, 2009 and devised her interest in said property to Albert Lucien Dale, Jr. and Carolyn D. Dale by Last Will and Testament of record in the Clerk and Masters Office for Williamson County, Tennessee, Probate File No. P09-5244.

This is improved property known as: 3717 Willow Creek Road, Nashville, TN 37207.

This is not now nor has ever been the marital residence of the grantors.

This instrument is subject to any and all restrictions, covenants, conditions, and building setback lines of record.

This instrument was prepared without an examination of title and the preparer of this instrument makes no representations of any kind to any persons or entities as to the status or quality of title, or as to any restrictions, physical or legal encroachments, zoning, fitness for any particular use, the accuracy of the description, the legal disability or competency of any party to this instrument, lawful access to or easement for the above-described Property, or as to any other matters connected with said Property. The preparer of this instrument has provided no legal advice or counseling to any party of this transaction concerning any federal or state tax consequences connected herewith, and any affected party hereto is advised, prior to closing, to seek the advice of a competent tax attorney or a certified public accountant with respect thereto. The preparer of this instrument has not acted as a "Settlement Agent" or "Closing Agent" with respect to this transaction unless same is documented by all customary settlement documents and closing statements, or as may be required in conformity with the law, and as applicable and signed and fully executed by all necessary parties to such transaction. The preparer of this instrument was retained for the sole purpose of preparing the instrument.

WITNESS my hand and seal on this 8th day of June, 2010.

Albert Lucien Dale, Jr., Individually and as
Co-Administrators, C. T. A.

Carolyn D. Dale, individually and as
Co-Administrators, C. T. A.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Albert Lucien Dale, Jr. and Carolyn D. Dale, Individually and as Co-Administrators, C. T. A., of the estate of Mildred Beaty Dale, the bargainors with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purpose therein contained.

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

Elizabeth L Bailey
Notary Public
My commission expires:
05-08-12

ELIZABETH L. BAILEY Notary Public At Large DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Affiant

Sworn to and subscribed before me this 8th day of June 2010.

Elizabeth L Bailey
Notary Public
My Commission Expires:
05-08-12

ELIZABETH L. BAILEY Notary Public At Large DAVIDSON COUNTY, TENN.