BILL GARRETT, Davidson County
Trans:T20100046720 DEEDQC
Recvd: 07/30/10 10:38 2 pgs
Fees:12.00 Taxes:0.00
20100730-0059765

**THIS INSTRUMENT PREPARED BY:**
**Jennifer S. Dunlap, Attorney**
**7101 Executive Center Drive, Suite 151**
**Brentwood, TN 37027**

| **NEW OWNER:** | **SEND TAX BILLS TO:** | **MAP/PARCEL:** |
|---|---|---|
| Craig Douglas Rutland | New Owner | Map 130-7 |
| 713 Lynnwood Blvd. | | |
| Nashville, TN 37205 | | Parcel 86 |

**QUITCLAIM DEED**

KNOW ALL MEN BY THESE PRESENTS that I/WE, **Craig Douglas Rutland, married,** for and in consideration of Ten and no/100's ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, have bargained and sold and do hereby convey, remise, release and forever quitclaim unto **Craig Douglas Rutland and wife, Mary Rutland,** my entire right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described as follows:

LAND in Davidson County, TN, BEING the southerly 100 feet of Lot No. 186, on the Map of Royal Oaks Land Company's Subdivision of the Baker Tract, of record in Book 421, pages 102 and 103, Register's Office for Davidson County, TN, to which plan reference is hereby made for a complete description thereof.

Said part of lot fronts 100 feet on the westerly side of Lynwood (now known as Lynnwood) Boulevard and runs back 277 feet, more or less, on the northerly line and 279 feet on the southerly line, to the easterly line of Lot No. 187, measuring 100 feet thereon.

Being the same property conveyed to Craig Douglas Rutland, by deed dated February 28, 1995, from Scott Austin Smith, a single person, of record in Book 9607, page 180 as re-recorded in Book 9624, page 897, Register's Office for Davidson County, TN.

This instrument and the interest released and quitclaimed are subject to such limitations, encumbrances, easements and restrictions as may affect the premises.

WITNESS my hand this the 23rd day of July, 2010.

Craig Douglas Rutland
**Craig Douglas Rutland**

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Craig Douglas Rutland,** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence that he executed the within instrument for the purpose therein contained.

Witness my hand and seal at Brentwood, Tennessee this 23rd day of July, 2010.

Notary Public

My commission expires: 9/3/2012

JUDY S. WELLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is $ 0.00.

Mary Rutland
Affiant

Sworn to and subscribed before me this the 23rd day of July, 2010.

J. S. Wells
Notary Public

My Commission Expires: 9/3/2012

JUDY S. WELLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.