BILL GARRETT, Davidson County
Trans:T20100052434 DEEDQC
Recvd: 08/24/10 09:21 2 pgs
Fees:12.00 Taxes:0.00
20100824-0066785

THIS INSTRUMENT PREPARED BY:

Homer R. Ayers, Attorney-at-Law
303 Frances Street, P.O. Box 904
Goodlettsville, Tennessee 37070-0904

Quitclaim Deed

ADDRESS NEW OWNERS:	PERSON OR ENTITY RESPONSIBLE FOR	MAP-PARCEL NOS.
Claude E. Wair, Jr., et. al	PAYMENT OF REAL PROPERTY TAXES:	Map 31
P. O. Box 246	Same	Parcel 137
Whites Creek, TN 37189		

THIS QUITCLAIM DEED made and entered into on the day and date last written by and between CLAUDE E. WAIR, JR., a single man, hereinafter referred to as the "GRANTOR", and ZINA C. CROWDER, and husband JEARL CROWDER, but reserving a life estate in CLAUDE E. WAIR, JR., a single man , hereinafter referred to as the "GRANTEES";

W I T N E S S E T H:

FOR AND IN CONSIDERATION of the sum of ONE and NO/100 ($1.00) DOLLARS cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, I, CLAUDE E. WAIR, JR., a single man, the GRANTOR, have this day bargained, sold and quitclaimed unto ZINA C. CROWDER and husband, JEARL CROWDER tenants by the entirety, reserving in CLAUDE E. WAIR, JR. a life estate in the said property, but conveying all of the GRANTOR'S other right, title and interest in certain real property in DAVIDSON COUNTY, Tennessee, said property being more specifically and particularly described as follows, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 7 on the Plan of Bill Wiggs Lots of record in Plat Book 8250, Page 232, Register's Office for Davidson County, Tennessee, to which Plan reference is here made for a more complete description of the said Lot.
>
> BEING the same property conveyed to CLAUDE C. WAIR, JR. by deed recorded in Book 9182, Page 97, and re-recorded in Book 9190, Page 375 in the Register's Office for Davidson County, Tennessee.
>
> The legal description, as hereinabove set forth is the same as that contained in the previous Deed of Record.
>
> The current mailing address for said property is 4866 Lickton Pike, Whites Creek, TN, 37189.

Said property is further conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand on the day and date acknowledged below.

"GRANTOR"

Claude E Wair Jr
CLAUDE E. WAIR, JR

Jearl Crowder

"GRANTEES"

Claude E Wair Jr
CLAUDE E. WAIR, JR

Zina C Crowder
ZINA C. CROWDER

THIS INSTRUMENT PREPARED UPON INFORMATION FURNISHED BY THE PARTIES.

"LIFE TENANT"

Claude E Wair Jr
CLAUDE E. WAIR, JR.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared CLAUDE E. WAIR, JR., ZINA C. CROWDER and JEARL CROWDER with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, under oath, acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office on this 23rd day of August, 2010.

NOTARY PUBLIC

HOMER R. AYERS
STATE OF TENNESSEE NOTARY PUBLIC MY COMMISSION EXPIRES AUGUST 20, 2013
SUMNER COUNTY

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater, for this transfer is NONE.

Zina C Crowder
AFFIANT

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

NOTARY PUBLIC

HOMER R. AYERS
STATE OF TENNESSEE NOTARY PUBLIC MY COMMISSION EXPIRES AUGUST 20, 2013
SUMNER COUNTY

THIS INSTRUMENT PREPARED UPON INFORMATION FURNISHED BY THE PARTIES.