This Instrument Prepared by
BROKERS ESCROW SERVICES, INC.
P. O. BOX 140255
211 DONELSON PIKE, SUITE 2
NASHVILLE, TENNESSEE 37214

Send tax bill to new owner:
Ruth M. Moss
3214 Jonesboro Drive
Nashville, Tn 37214

MAP **96 - 15**
PARCEL **79**

Davidson County DEEDQC
Recvd: 09/02/10 14:51 2 pgs
Fees:17.00 Taxes:0.00
20100902-0070016

"Prepared by information provided by the parties hereto, without benefit of a title examination"

QUITCLAIM DEED

For and in consideration of love and affection and for the express purpose of making a re-conveyance to create fee simple absolute ownership in **Ruth M. Moss, a life estate, then James David Moss, a life estate, for his life, then remainder to James Thomas Moss,** I, Ruth M. Moss, by these presents do hereby quit claim, grant and convey unto David J. Waynick , Trustee, his successors and assigns, all of my right, title and interest in the following described tract of land in Davidson County, Tennessee, to wit:

Land in Davidson County Tennessee, being Lot No. 81 on the Plan of Hickory Bend, Section 3, of record in Book 3600, page 42, Registers's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Carl T. Moss, and wife Ruth M. Moss, by deed dated July 29, 1994 from Metropolitan Nashville Airport Authority of record in Book 9421, page 322, Register's Office for Davidson County, Tennessee. Carl T. Moss died leaving Ruth M. Moss, as sole owner as surviving Tenant by the entirety.

Improved property commonly known as: 3214 Jonesboro Drive, Nashville, Tn 37214

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2010 and subsequent years.

THIS conveyance is made expressly subject to all covenants, conditions, restrictions, and reservations contained in former deeds and other instruments of record applicable to said property, insofar as same are presently binding thereon, and to any easements apparent from an inspection of said property.

And now, I, the said David J. Waynick , Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quit claim and convey unto **Ruth M. Moss a life estate, then James David Moss, a life estate, for his life, then remainder to James Thomas Moss,** all of my interest in the same property hereinabove described and set forth, to which reference is here made, and the interest in said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF I have hereunto set my hand on this the 25th day of August, 2010.

Ruth Marlene Moss
Ruth M. Moss

David J. Waynick, Trustee

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 Ruth M. Moss, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

IN WITNESS WHEREOF I have hereunto set my hand on this the 25 th day of August, 2010.

Notary Public
My commission expires:

REBECCA WAYNICK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON
MY COMMISSION EXPIRE
JULY 24, 2011

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 David Waynick, Trustee, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

IN WITNESS WHEREOF I have hereunto set my hand on this the 25 th day of August, 2010.

Notary Public
My Commission expires:

REBECCA WAYNICK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON
MY COMMISSION EXPIRES:
JULY 24, 2011

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $-0-.

Ruth Marlene Moss
Affiant

Subscribed and sworn to before me this 25 day of August, 2010.

Notary Public

REBECCA WAYNICK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON
MY COMMISSION EXPIRES:
JULY 24, 2011

CERTIFICATION
I, Justin Conn, do hereby make oath that I am the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

State of Tennessee;County of Davidson *2nd of September
On this ~~day of August~~, 2010, personally appeared before me, Rebecca Waynick, a notary public for this county and state, Justin Conn who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Rebecca Waynick
My Commission Expires:

REBECCA WAYNICK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON
MY COMMISSION EXPIRES:
JULY 24, 2011