This instrument prepared by:
(And return to:)

Jeffrey M. Grissim,
Attorney at Law
2309 Crestmoor Rd. Suite 300
Nashville, TN 37072

BILL GARRETT, Davidson County
Trans:T20100059751 DEEDQC
Recvd: 09/22/10 14:03 2 pgs
Fees:12.00 Taxes:0.00
20100922-0075477

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO.:
Keith A. Powell 8028 Boone Trace Nashville, TN 37221	SAME	126150A22300CO

This instrument has been prepared by information provided by the parties
No title search was conducted and no representations regarding title have been made by the Drafter

WHEREAS, **Lisa M. Powell**, a single person, (the "Grantor"), has bargained and sold, and by these presents does transfer and convey unto the said **Keith A. Powell**, a single person, (the "Grantee"), were married as wife and husband and owned a certain tract of land in Davidson County, Tennessee described herein below:

> **BEING** Lot No. 201 , on the plan of Boone Trace at Biltmore, Section Five, of record in Instrument No. 20000622-0062086, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.
>
> **BEING** the same property conveyed to Keith A. Powell and wife, Lisa M. Powell by deed of reference in Instrument No.: 20040128-0010593, Register's Office for Davidson County, Tennessee.

WHEREAS, pursuant to the Divorce Decree dated 27th day August, 2010, entered by the Court in Keith Alan Powell vs. Lisa Marks Powell, Eighth Circuit Court for Davidson County, Tennessee, bearing Docket No.: 09D-3565, Grantor and Grantee were divorced and all marital bonds between them were severed; and

WHEREAS, said Divorce Decree is now final and the time for appealing said decree has passed; and

WHEREAS, in said Divorce Decree the Court approved the Property Settlement Agreement between the Grantor and Grantee wherein Grantor agreed to convey all of her right, title and interest in and to the tract of land described herein below.

NOW THEREFORE, for and in consideration of the sum of Ten Thousand Five Hundred and No/100 Dollars ($10,500.00), pursuant to divorce degree, cash in hand paid, and pursuant to the terms of said Property Settlement Agreement approved in the Divorce Decree, **Lisa M. Powell,** a single person, the Grantor, does hereby convey, remise, release and forever quitclaim unto **Keith A. Powell**, a single person, the Grantee, her heirs, successors and assigns, all of her right, title and interest in and to that certain land in Davidson County, State of Tennessee, more particularly described as follows:

> **BEING** Lot No. 201 , on the plan of Boone Trace at Biltmore, Section Five, of record in Instrument No. 20000622-0062086, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.
>
> **BEING** the same property conveyed to Keith A. Powell and wife, Lisa M. Powell by deed of reference in Instrument No.: 20040128-0010593, Register's Office for Davidson County, Tennessee.

The legal description provided herein is exactly the same as in the prior recorded deed.

This is improved property known as: 8028 Boone Trace, Nashville, Tennessee, 37221.

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

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS our hands this 7th day of September, 2010.

GRANTOR - **Lisa M. Powell**

STATE OF TENNESSEE

COUNTY OF DAVIDSON

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

Witness my hand this 7th day of September, 2010.

NOTARY PUBLIC

My Commission expires: 7/3/12

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration for this transfer, or value of property (whichever is greater) is $Zero, (Divorce-Property Division; T.C.A. 67-4-409(a)(3)(E).

Affiant

Subscribed and sworn before me this 7th day of September, 2010.

NOTARY PUBLIC

My Commission Expires: 7/3/12

My Commission Expires JULY 3, 2012