This transfer is exempt from the Tennessee
Real Estate recording tax pursuant to
T.C.A. § 67-4-409(a)(3)(F).

Revc

BILL GARRETT, Davidson County
Trans:T20100070924 DEEDQC
Recvd: 11/08/10 15:30 2 pgs
Fees:12.00 Taxes:0.00
20101108-0089620

This Instrument prepared by: Wade Montrief CPA, Attorney
5115 Maryland Way, Brentwood, TN 37027

Address of New Owner	Send Tax Notice To:	Map/Parcel No.
251 Sailboat Dr.	James L. McCroskey	02D 42790
Nashville, TN 37217	251 Sailboat Dr.	149-04-0-200.00
	Nashville, TN 37217	

The New Owner Is The McCroskey Family Revocable Living Trust, dated OCTOBER 17 **, 2010, James. L. McCroskey and Bettye J. McCroskey, Trustors and/or Trustees.**

QUITCLAIM DEED

For and in consideration of the sum of One ($1.00) Dollar, cash in hand paid, and other good and valuable consideration not herein mentioned, receipt of which is hereby acknowledged, we, **James L. McCroskey and wife, Bettye J. McCroskey,** have Quitclaimed our interest to **The McCroskey Family Revocable Living Trust, dated** OCTOBER 17 **, 2010, James L. McCroskey and Bettye J. McCroskey, Trustor(s) and/or Trustee(s),** its heirs and assigns, the following described tract of land, lying and being in Davidson County, State of Tennessee:

Land in Davidson county, Tennessee, being Lot No 344 on the plan of Section IX, Edge O Lake Estates, of record in Book 3700, page 131,Register's Office of said County.

Said Lot No. 344, which is a corner lot, fronts 89.43 feet on the southerly mrgin of Somerset Drive and fronts 80.69 feet on the northwesterly margin of Sailboat Drive, said frontages being joined by a curve having a length of 40.28 feet, and extends back 135.93 feet on the southerly line and 107.35 feet on the northwesterly line to a point of intersection.

Being the same property conveyed to **James L. McCroskey and wife, Bettye J. McCroskey**, by deed from Judith A. Wyttenbach and husband, Gary L. Wyttenbach dated April 24, 1990 as shown of record in the Register's Office of Davidson County, Tennessee in Deed Book 8095, Page 622.

~~To have and to hold the above described tract or parcel of land unto the grantees herein named, its heirs and assigns, in fee simple; forever we covenant with the grantees herein named, its heirs and assigns, that we are lawfully seized and possessed of said land; that we have a good and lawful right to convey the same; that it is free and unencumbered except as herein set out; and~~

~~that we will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever, and we bind our heirs, assigns, and representatives by the above covenants.~~

Witness our hands and signatures on this day of 17TH **day of** OCTOBER **, 2010**

James L McCroskey Bettye J. McCroskey

James L. McCroskey **Bettye J. McCroskey**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

We hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $0, which amount is equal to or greater than the amount which property transferred would command at a fair voluntary sale.

James L McCroskey Bettye J. McCroskey

James L McCroskey, AFFIANT Bettye J. McCroskey, AFFIANT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, in and for said State and County, the following within named bargainor(s), James L. McCroskey and wife, Bettye J. McCroskey, with whom I am personally acquainted, and who acknowledged the execution of the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal of office, on this the 17TH day of OCTOBER, 2010.

Wade Montrief

NOTARY PUBLIC
My commission expires: AUGUST 23 2011
(SEAL)

DAVIDSON COUNTY, TENN
NOTARY PUBLIC AT LARGE
WADE MONTRIEF