THIS INSTRUMENT PREPARED BY:

Wagon Wheel Title & Escrow
202 South 11th Street
Nashville, TN 37206
615.650.5100

BILL GARRETT, Davidson County
Trans:T20100075416 DEEDQC
Recvd: 11/30/10 15:41 2 pgs
Fees:13.00 Taxes:481.00
20101130-0095222

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	
Charles D. Willis, Jr. 487 Hogan Road Nashville, TN 37220	New Owner:	Map: 146-16 Parcel: 25

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, LaRae Willis Richards, a Married Woman, by these presents does hereby quitclaim and convey unto Charles D. Willis, Jr., a Married Man, his/her/their/its heirs, successors and assigns, all its right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 76 on the Plan of Brentwood Hall, Section IV, as of record in Book 2083, page 90, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Charles D. Willis and wife Ann Willis by deed from Addie Sue Newman of record in Book 4593, page 640, Register's Office for Davidson County, Tennessee, dated April 3, 1972. The said Ann Willis having died December 13, 2008. The said Charles D. Willis having died October 9, 2009. And being the same property devised to Charles D. Willis, Jr., and sister LaRae Willis Richards as devisees under the Last Will & Testament of Charles D. Willis, Sr., deceased, of record in Instrument 201002050009447, Register's Office for Davidson County, Tennessee, and filed in the Davidson County Probate Court, Case #10P-129.

This is improved property known as 487 Hogan Road, Nashville, TN 37220.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $130,000.00.

Subscribed and sworn to before me this the 30th day of November, 2010.

Affiant

My commission expires:
(Affix Seal)

Notary Public

J. BRANDON MILLER
STATE OF TENNESSEE NOTARY PUBLIC
EXP. SEPT. 9, 2014
DAVIDSON COUNTY

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 30th day of November, 2010.

LaRae Willis Richards

LaRae Willis Richards

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named LaRae Willis Richards, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 30th day of November, 2010.

J. Brandon Miller

Notary Public

My Commission Expires:

J. BRANDON MILLER
STATE OF TENNESSEE NOTARY PUBLIC
EXP. SEPT. 9, 2014
DAVIDSON COUNTY

Randy Richards, spouse of LaRae Willis Richards, joins in the execution of this instrument for the purpose of consenting to the transaction and waiving any right, claim or interest of every kind, character and description he might have in said property, or may hereafter acquire, including but not limited to homestead, equity of redemption, any interest in the real property as all or part of an elective share of a surviving spouse, and any marital claim, interest or right that might be provided to a spouse by the laws of the State of Tennessee.

Randy Richards

Randy Richards

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Randy Richards, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 30th day of November, 2010.

J. Brandon Miller

Notary Public

My Commission Expires:

J. BRANDON MILLER
STATE OF TENNESSEE NOTARY PUBLIC
EXP. SEPT. 9, 2014
DAVIDSON COUNTY