This instrument Prepared by
And Return To:

Fearnley and Califf, PLLC
565 Marriott Drive, Suite 850
Nashville, TN 37214

TAX PARCEL NO.: **105 01 0 017.00**

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, That, **Ronald Miller and wife, Maxine Miller**, party of the first part, for and in consideration of One Hundred Dollars ($100.00) cash in hand paid and other good and valuable consideration, does hereby bargain, sell, remise, release, quit claim and convey unto, **Dorothy Miller Marks and husband Antonio Christopher Marks**, all of his interest in and to the following described real property situated in Davidson County, Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot NO 31 on the B.F. Shields Heir's Plan of Lots, as of record in Book 57, Page 31, Register's Office for Davidson County, Tennessee.

Said Lot No 31 fronts 50.25 feet on the easterly side of Villa Place and runs back between parallel lines 140.75 feet to an alley.

Grantor retains and reserves for themselves a right of first refusal in the event of sale of said property. Grantee must notify Grantor in writing regarding any sale. Grantor has thirty days from receipt of notice to exercise right. After thirty days, Grantor forfeits right.

BEING the same property conveyed to Ronald Miller by Warranty Deed dated May 18th, 1979 in Book 5437, Page 707 in the Register's Office for Davidson County, Tennessee.

IN TESTIMONY WHEREOF I have executed this instrument this the 23rd day of December, 2010.

Ronald Miller **Maxine Miller**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 23rd day of December, 2010, before me, Memorie White , personally appeared, **Ronald Miller and Maxine Miller**, to me personally known (or proved to me on the basis of Satisfactory Evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 233rd day of December, 2010.

My commission expires:
9-8-13

Notary Public

MEMORIE WHITE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

I or we do herby swear or affirm that, to the best of the affiant's knowledge, information, and belief, the actual consideration for this transfer is $10.00.

Affiant

Subscribed before me this 23rd day of December, 2010.

My commission expires:
9-8-13

Notary Public (seal)

MEMORIE WHITE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

PROPERTY ADDRESS: 912 Villa Place, Nashville, TN 37212
PROPERTY OWNER: Dorothy Miller Marks and Antonio Christopher Marks,
OWNER'S ADDRESS: 912 Villa Place, Nashville, TN 37212
MAIL TAX BILLS TO: Dorothy Miller Marks and Antonio Christopher Marks, 912 Villa Place, Nashville, TN 37212

BILL GARRETT, Davidson County
Trans:T20100081957 DEEDQC
Recvd: 12/29/10 15:18 1 pgs
Fees:12.00 Taxes:0.00
20101229-0103611