BILL GARRETT, Davidson County
Trans:T20110008859 DEEDQC
Recvd: 02/11/11 11:24 2 pgs
Fees:12.00 Taxes:0.00
20110211-0011983

QUITCLAIM DEED

Address New Owner as Follows:	Send Tax Bills To:	Map-Parcel No.
Erin Kavanaugh 209 Craigmeade Drive Nashville, TN 37214	(Same)	Map 95-2 Parcel 165.00

This instrument prepared by: Waller Lansden Dortch & Davis, LLP, Frances C. Fenelon, Esq., 511 Union Street, Suite 2700, Nashville, TN 37219

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.00.

Erin E Kavanaugh

Affiant, Erin E. Kavanaugh

Subscribed and sworn to before me, this the 8 day of February, 2011.

AMY M. SAILORS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Amy M. Sailors

NOTARY PUBLIC

My Commission Expires: 5-6-2013

FOR AND IN CONSIDERATION of One Dollar ($1.00) and other good and valuable consideration, **Michael Kavanaugh III,** an unmarried person ("Grantor"), by these presents, does hereby quitclaim and convey until **Erin E. Kavanaugh,** ("Grantee"), her heirs and assigns, all his right, title and interest, in and to the following described land in Davidson County, Tennessee:

TRACT II: Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Craigmeade Subdivision, as of record in Book 2900, page 121, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Erin E. Kavanaugh and husband, Michael Kavanaugh, by deed from James D. Moreland, Trustee of the Marital Trust (a/k/a Trust A) U/A dated September 9, 1991, of record as Instrument No. 20050929-0117327, said Register's Office, the said Michael Kavanaugh III being one and the same person as Michael Kavanaugh.

This Deed is executed pursuant to the February 1, 2011 Final Decree of Divorce, entered in *Kavanaugh v. Kavanaugh*, Davidson County Circuit Court, Case No. 10D-2505.

This is improved property, known as 209 Craigmeade Drive, Nashville, Tennessee 37214.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on the 8 day of February, 2011.

Michael Kavanaugh III

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 **Michael Kavanaugh III**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Hermitage, Tennessee, this 8 day of February, 2011.

Amy M. Sailors
NOTARY PUBLIC

My Commission Expires: 5-6-2013

AMY M. SAILORS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY