BILL GARRETT, Davidson County
Trans:T20110013137 DEEDQC
Recvd: 03/04/11 10:18 3 pgs
Fees:17.00 Taxes:0.00
20110304-0017428

RETURN TO
GREATER NASHVILLE
TITLE & CLOSING CO.
200 MADISON STREET
MADISON, TN 37115

THIS INSTRUMENT PREPARED BY:

JANELLE A. SIMMONS
Attorney at Law/BPR: 022290
L & C Tower, Suite 2400
401 Church Street
Nashville, TN 37219
(615) 467-1801

MAP-PARCEL NUMBERS
Map: 43-14
Parcel: 04314009000

QUITCLAIM DEED

FROM: JACQUELINE LINNETTE SMITH

TO: BOBBY JOE SMITH

ADDRESS NEW OWNER AS FOLLOWS:

BOBBY JOE SMITH
1390 Bain Drive
Madison, TN 37115

SEND TAX BILL TO:

BOBBY JOE SMITH
1390 Bain Drive
Madison, TN 37115

This quitclaim deed made on the 6th day of May, 2010, between **JACQUELINE LINNETTE SMITH** and **BOBBY JOE SMITH**.

That for and in the consideration of the sum of One Dollar ($1.00), cash in hand, and in compliance with a decree of absolute divorce filed in the Davidson County Circuit Court, State of Tennessee, the receipt of which is hereby acknowledged, I, **JACQUELINE LINNETTE SMITH,** hereinafter referred to as Grantor, by these present does hereby release, remise and forever quitclaim and convey unto **BOBBY JOE SMITH**, hereinafter referred to as Grantee, and assigns forever all of his/her right, title and interest, if any, in a certain tract or parcel of land commonly known as **304 Lanier Drive, Madison, Davidson County, State of Tennessee, 37115** described as follows, to-wit:

Land in Davidson County, Tennessee, Being part of Lots Numbered Thirty-Eight (38) of Block "E" on the Revised Map of Rainbow Terrance Subdivision of record in Book 1130, Page 85, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate description thereof.

This being the same property beginning at a point in the northwesterly margin of Lanier Drive at the common corner of Lots Numbered 37 and 38; Thence along said Drive northeasterly 164.9 feet to a concrete monument; thence along the rear line of Lots 38 and 39,

north 88 deg. 05' west 215 feet to the corner of Lots 37 and 38; Thence with the line between said Lots, southeasterly 142 feet to the beginning.

This being the same property conveyed to Bobby Joe Smith from Judy A. Smith and Deborah Kay Goldsby herein by deed dated December 12, 1996 and recorded January 21, 1997 in Book 10325 at Page 314.

Together will all the covenants, easements, restrictions, reservations, remainders, rents, rights, issues and profits thereof that may affect the land/property.

TO HAVE AND TO HOLD said tract or parcel of land, with all singular premises, the rights, members and appurtenances thereof, so that neither Grantor nor any other person claiming under him/her shall at any time claim or demand any right, title or interest to the said tract or parcel of land or its appurtenances.

IN WITNESS THEREOF, the said Grantor, **JACQUELINE LINNETTE SMITH,** has herewith executed this Quitclaim Deed on this 6 day of May, 2010.

Jacqueline Linnette Smith
JACQUELINE LINNETTE SMITH

STATE OF Tennessee
COUNTY OF Davidson

JACQUELINE LINNETTE SMITH, referred to as the Grantor, personally appeared before me a Notary Public in and for said County and State, for whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes herein contained.

WITNESS my hand this the 6th **day of** May, **2010**

Cynthia W. Sharp
NOTARY PUBLIC

NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

My commission expires:
2/23/2011

STATE OF Tennessee
COUNTY OF Davidson.

The actual consideration or value whichever is greater, for this transfer is $NONE (-0-).

Bobby Joe Smith
BOBBY JOE SMITH

SWORN TO AND SUBSCRIBED before me this the 5th day of May, 2010.

THERESA CASTOR
STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Theresa Castor
NOTARY PUBLIC

My commission expires:
November 4, 2013