FROM: MICHAEL D. ASHCRAFT AND SHARON L. TROXEL

TO: JAMES R. ASHCRAFT

QUITCLAIM DEED

ADDRESS NEW OWNER AS FOLLOWS: **SEND TAX BILLS TO:** **MAP-PARCEL NUMBERS**

James R. Ashcraft
P.O. Box 274
Redfield, Arkansas 72132

Same

Map 135-12-0A
Parcel 068.00

This instrument prepared by:

Larry D. Craig
Attorney at Law
305 Fourteenth Avenue, North
Nashville, Tennessee 37203

Upon information furnished by the parties and without benefit of title examination or title insurance and no closing thereupon.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $0.00.

_____, Affiant

Sworn to and subscribed before me this 28th day of March, 2011.

_____
NOTARY PUBLIC

My Commission Expires: 12-21-2011

LARRY D. CRAIG NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN.

We, Michael D. Ashcraft and wife, Sharon L. Troxel, do hereby quitclaim to James R. Ashcraft, all of our interest in the following land:

All that tract or parcel of land lying and being in the 2nd Civil District of Davidson County, Tennessee. Said interest being Unit 2055 of Nashboro Village Twelve (12) Condominium, and Garage Unit No. 2055 G of said condominium, as shown on Master Plot Plan for Nashboro Village Twelve (12) Condominium, Prepared by Miller, Wihry & Lee, Inc., Landscape Architects & Engineers, dated November 1, 1973, and recorded in Plat Book 4675, Page 121, Register's Office for Davidson County, Tennessee; together with all right, title and interest relating to said Unit as prescribed and set forth in the Master Deed for Nashboro Village Twelve (12) Condominium, recorded in Deed Book 4827, Page 30, aforesaid recorded on June 20, 1974, said Master Deed and all recorded amendments and exhibits thereto being by this reference incorporated herein and made a part hereof. The interest herein conveyed includes, without limiting the generality of the foregoing, an undivided 2.28% interest in the Common Elements of the Nashboro Village Twelve (12) Condominium.

Being the same property conveyed to Michael D. Ashcraft and Sharon L. Troxel, as joint tenants with rights of survivorship, by deed from Paul J. Rauhut and wife, Doris G. Rauhut, of record in Instrument No. 20060417-0043587. The said Michael D. Ashcraft and Sharon L. Troxel having since married and now being husband and wife.

This is improved property known as 2055 Nashboro Boulevard, Nashville, Tennessee 37217.

Witness our hands this 28th day of March, 2011.

BILL GARRETT, Davidson County
Trans:T20110018136 DEEDQC
Recvd: 03/29/11 09:10 1 pgs
Fees:12.00 Taxes:0.00
20110329-0023924

_____
MICHAEL D. ASHCRAFT

_____
SHARON L. TROXEL

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 D. Ashcraft and wife, Sharon L. Troxel, the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 28th day of March, 2011.

_____
NOTARY PUBLIC

My commission expires: 12-21-2011

LARRY D. CRAIG NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN.