This Instrument Prepared By:

The Title Partners, LLC

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BILL GARRETT, Davidson County
Trans:T20110023687 DEEDQC
Recvd: 04/21/11 14:15 2 pgs
Fees:12.00 Taxes:0.00
20110421-0030939

Quit Claim Deed

This instrument made and entered into on this the 28th day of March, 2011, by and between Michael William Bates, unmarried, Parties of the First Part, and Jill Imogene Bates, unmarried, Parties of the Second Part.

WITNESSETH:

That the said party of the first part for and in consideration of the sum of Ten Dollars ($10.00) and other goods and valuable consideration, to them in hand paid by the party of the second part, the receipt of which is hereby acknowledged, has bargained, sold, remised, released, and Quit Claimed, and does hereby bargain, sell, remise, release, and Quit Claim unto the said party of the second part, the following described premises to-wit:

A Certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 153 on the Plan of Stonemeade, Section I, of record in Book 6900, Page 800 and 801, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

BEING the same property conveyed to Michael William Bates and wife, Jill Imogene Bates by Warranty Deed from Kathy Monroe, unmarried, dated the 14th day of August, 2003, of record in Instrument No. 20030916-0136322, in the Register's Office for Davidson County, Tennessee.

For further reference see Final Decree of Divorce of record in Docket No. 10D-1912, in the Eighth Circuit Court for Davidson County, Tennessee.

THIS CONVEYANCE is made subject to all applicable easements, restrictions and building set back lines of record.

CLT# 155-15-0-A-153.00-CO

The above description is the same as the previous deed of record, no boundary survey having been made at the time of this conveyance.

This instrument was prepared without an examination of title unless provided by separate document, in which case such title opinion, if any, may only be relied upon by the person or persons to whom it is addressed, and is not to be relied upon by any other person or persons for any reasons or purposes whatsoever, and the preparer of this instrument otherwise makes no representations of any kind to any persons as to the status or quality of the title, or as to any restrictions, zoning, or fitness for any particular use, or the accuracy of the description, or of the legal disability or competency of any party to this instrument, or as to any other matters. The preparer of this instrument has provided no legal advice or counseling to any party to this transaction, and any affected party hereto is advised to seek the advice of a competent attorney with respect thereto prior to closing. The preparer of this instrument has not acted as Settlement Agent or Closing Agent with respect to this transaction unless same is documented by all customary Settlement Documents and Closing Statements, or as may be required in conformity with law, as applicable, and signed and fully executed by all necessary parties to such transaction.

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF THE TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER WHO MAKES NO REPRRESENTATION OTHER THAN THAT IS HAS BEEN ACCURATELY TRANSCRIBED FROM INFORMATION PROVIDED.

IN WITNESS WHEREOF, The said party of the first part has hereunto set their hand(s) this the 28th day of March, 2011.

Michael William Bates

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named bargainor(s) Michael William Bates, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this the 28th day of March, 2011.

Notary Public

My Commission Expires: 9|2|14

PATRICIA LYNNE COX
STATE OF TENNESSEE NOTARY PUBLIC
Comm. Exp. 9-2-2014
KNOX COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, hereby swear and affirm that the actual consideration for this transfer is $-0-.

Affiant

WITNESS my hand and official seal this the 28th day of March, 2011.

Notary Public

My Commission Expires: 9|2|14

PATRICIA LYNNE COX
STATE OF TENNESSEE NOTARY PUBLIC
Comm. Exp. 9-2-2014
KNOX COUNTY

Owner and Responsible Taxpayer:
Jill Imogene Bates
4917 Stonemeade Drive
Nashville, Tennessee 37221

File No.: 11-2336