BILL GARRETT, Davidson County
Trans:T20110024605 DEEDQC
Recvd: 04/27/11 09:29 2 pgs
Fees:12.00 Taxes:0.00
20110427-0032061

Record and Return Mail To:
This Instrument Prepared By:
RUSS COOK AND ASSOCIATES, P.C.
Attorneys at Law
5141 Virginia Way, Suite 220
Brentwood, Tennessee 37027
(615) 370-2444

Prepared from Information supplied by the parties

NO CONSIDERATION
NO TITLE SEARCH
QUITCLAIM DEED

Address of New Owner:	Send Tax Bills To:	Map andParcel No.
Phillip Matthew Mitchell, Trustee,		**051 11 0 005.00**
Lois Jeanne Mitchell Living Trust Agreement	**Same**	
3837 Dickerson Pike		
Nashville, TN 37115		

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration, **Lois J. Mitchell**, ("Grantor") this day has bargained and sold, and hereby quitclaims, conveys and transfers unto **Phillip Matthew Mitchell, Trustee, Lois Jean Mitchell Living Trust Agreement dated April 20, 2011,** ("Grantee"), all of her interest in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows:

Said Lot No. 52, which is a corner lot, fronts 143.4 feet on the northeasterly margin of Freda Villa and fronts 168.0168.0 feet on the northwesterly margin of Saunders Avenue, said frontages being joined by a curve having a length of 35.6 feet, and extends back 199.0 feet on the northeasterly line and 192.7 feet on the northwesterly line to a point of intersection.

(Description from prior deed of record).

Being the same property conveyed to Aubrey D. Mitchell and wife, Lois J. Mitchell, by Warranty Deed from Karl Klugman, single, individually as heir of Mildred L. Binkley, deceased and as Executor of the Estate of Mildred L. Binkley dated March 11, 1983, of record in Book 6019, page 806, Register's Office, Davidson County, Tennessee. Aubrey D. Mitchell died on July 10, 2009, resulting in the property being vested in Lois J. Mitchell as surviving tenant by the entirety.

This is improved property known as 606 Freda Villa, Madison, Tennessee 37115.

IN WITNESS WHEREOF, the Grantor hereby affixes her signature on this the 20th day of April, 2011.

Lois J. Mitchell

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 **Lois J. Mithcell**, with whom I am personally acquainted, and who acknowledged, upon oath, that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 20th day of April, 2011.

Notary Public

My Commission Expires:
03/16/2013

T. ADAM DOZIER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is Zero Dollars ($0).

Affiant

Sworn to and subscribed to before me, this the 20th day of April, 2011.

Notary Public

My Commission Expires:
03/16/2013

T. ADAM DOZIER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY