BILL GARRETT, Davidson County
Trans:T20110030898 DEEDQC
Recvd: 05/24/11 14:23 5 pgs
Fees:28.00 Taxes:185.00
20110524-0039772

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL Nos.
Nicole Goeser 13575 Old Hickory Boulevard Antioch TN 37013	Nicole Goeser 13575 Old Hickory Boulevard Antioch TN 37013	182-00-0 151.00

This Instrument Prepared By:

Radford H. Dimmick
Attorney at Law
222 Second Avenue North, Suite 360 M
Nashville, Tennessee 37201
(615) 263-1278

FOR AND IN CONSIDERATION of Fifty Thousand Dollars ($50,000.00), cash in hand paid, the receipt of which is hereby acknowledged, **Tanya Hooper, Tia Winford, Tyler Goeser, and Teanna Goeser**, hereinafter called the **Grantors** by these presents do hereby quitclaim and convey unto **Nicole Goeser, an unmarried woman**, hereinafter called the **Grantee**, her heirs, successors, and assigns, all of their right, title, and interest in and to the property located in Davidson County with the following legal description; to wit:

Being a tract of land in the 2nd Civil District of Davidson County, Tennessee, lying across and on the South side of Old Hickory Boulevard, said tract also being located generally West 1795 feet from the intersection of said Old Hickory Boulevard with Cane Ridge Road and more particularly described as follows:

BEGINNING at a point in the North margin of Old Hickory Boulevard in an old stone wall since removed, said point being the Northeast corner of the property conveyed to D.S. Smith by deed from J.B. Wright, of record in Book 504, Page 341, Register's Office for Davidson County, Tennessee, and being the Northeast corner of the tract herein described; thence with the Easterly boundary of said tract, crossing Old Hickory Boulevard, 53° 20' West, 1048 feet to a point; thence North 89° 45' West 210.22 feet to a point in the North margin of Old Hickory Boulevard; thence with the North margin of Old Hickory Boulevard South 85° East, 210 feet back to the point of the beginning, containing (221,720 square feet) 5.01 acres, more or less.

Being the same property conveyed to Shawn Touloeisani and Leigh Ann Touloeisani husband and wife, by deed from Dorothy A. Smith, and unmarried woman dated 2/8/96 and recorded 2/14/96, in Deed Book 9946, page 994, Register's Office for said County.

Being the same property conveyed to Ben Goeser by Warranty Deed from Shawn Touloeisani and Leigh Ann Touloeisani husband and wife, dated 1/3/2006 and recorded 1/6/2006, at instrument number 20060106-0002433, Register's Office for said County.

Being the same property conveyed to Nicole Goeser, Tanya Hooper, Tia Winford, Tyler Goeser, and Teanna Goeser, as tenants in common by Administratrix's Quitclaim Deed from Nicole Goeser, Administratrix, dated 5/16/11 and recorded 5/24/11, at instrument number 20110524-0039765, Register's Office for said County.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises, and there was no title search conducted, or requested by any party, hereto.

WITNESS my hand this 16 day of May, 2011.

Tanya Hooper

Tia Winford

Tyler Goeser

Teanna Goeser

STATE OF Tennessee]
COUNTY OF Davidson]

Personally appeared before me, Alisha Faulkner, a Notary Public in and for said County and State, the within named Tanya Hooper, **(Grantor)**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 16 day of May, 2011.

NOTARY PUBLIC

My Commission Expires NOV. 7, 2012

STATE OF Tennessee]
COUNTY OF Davidson]

Personally appeared before me, Alisha Faulkner, a Notary Public in and for said County and State, the within named Tia Winford, **(Grantor)**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 16 day of May, 2011.

NOTARY PUBLIC

My Commission Expires

ALISHA A. FAULKNER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 7, 2012

STATE OF Tennessee]
COUNTY OF Davidson]

Personally appeared before me, Alisha Faulkner, a Notary Public in and for said County and State, the within named Tyler Goeser, **(Grantor)**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 16 day of May, 2011.

NOTARY PUBLIC

My Commission Expires: _____

ALISHA A. FAULKNER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 7, 2012

STATE OF Tennessee]
COUNTY OF Davidson]

Personally appeared before me, Alisha Faulkner, a Notary Public in and for said County and State, the within named Teanna Goeser, **(Grantor)**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 16 day of May, 2011.

NOTARY PUBLIC

My Commission Expires: _____

ALISHA A. FAULKNER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 7, 2012

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STATE OF Tennessee]
COUNTY OF _____]

The actual consideration or value, whichever is greater for this transfer is $50,000.00.

Subscribed and sworn to before me this 16 day of May, 2011.

_____
Affiant

_____
NOTARY PUBLIC

My Commission Expires: _____

NOTARY PUBLIC STATE OF TENNESSEE MADISON COUNTY

My Commission Expires NOV. 7, 2012