QUITCLAIM DEED

G-RM-11-94

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF July, 2011.

SHELLY M. BENTLEY TENNESSEE NOTARY PUBLIC ROBERTSON COUNTY

Notary Public

MY COMMISSION EXPIRES: 4-28-2014

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jerry R. Craddock, Jr.	Jerry R. Craddock, Jr.	
(NAME)	(NAME)	
94 Rhine Drive	94 Rhine Drive	
(ADDRESS)	(ADDRESS)	
Madison, TN 37115	Madison, TN 37115	42-10-25
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, Marcia Ann Haines, unmarried HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO Jerry R. Craddock, Jr., unmarried HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF MY RIGHT, TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

TRACT II: LAND IN DAVIDSON COUNTY, TENNESSEE, BEING A TRIANGLE SHAPED PARCEL OF LAND IDENTIFIED AS TAX MAP 042-10-0-025.00 ON THE TAX MAPS OF THE TAX ASSESSOR FOR DAVIDSON COUNTY, TENNESSEE, AND AS DESCRIBED IN DEED BOOK 5139, PAGE 30, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

BEING THE SAME PROPERTY CONVEYED BY QUITCLAIM DEED FROM MARCIA ANN HAINES AND LAURA L. SMITH, AS TENANTS IN COMMON TO MARCIAANN HAINES, UNMARRIED AS RECORDED ON THE 21ST DAY OF APRIL, 2011 IN INSTRUMENT NO. 20110421-0030675; QUITCLAIM DEED FROM ROBERT D. ERWIN, UNMARRIED TO MARCIA ANN HAINES AND LAURA L. SMITH, AS TENANTS IN COMMON AS RECORDED ON THE 6TH DAY OF APRIL, 1999 IN DEED BOOK 11418, PAGE 728; FINAL DECREE CONFIRMING SALE RECORDED ON THE 1ST DAY OF JULY, 1998 IN DEED BOOK 11001, PAGE 742 AND WARRANTY DEED FROM ALTHEA LOUISE DUNN TO DANIEL C. HUNT SR., AND WIFE, ANNIE LOUISE HUNT AS RECORDED ON THE 22ND DAY OF APRIL, 1977 IN DEED BOOK 5139, PAGE 30, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

BILL GARRETT, Davidson County
Trans:T20110044333 DEEDQC
Recvd: 07/22/11 08:36 2 pgs
Fees:12.00 Taxes:0.00
20110722-0056134

This Instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

unimproved (X)

This is improved ( ) property, known as 96 RHINE DRIVE MADISON, TN 37115

(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

Witness my/our hand(s) this 12th day of July, 2011.

Marcia Ann Haines

Marcia Ann Haines

STATE OF Tennessee
COUNTY OF Davidson

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

Witness my hand and official seal, this the 12th day of July, 2011.

Notary Public

My Commission Expires: 12-03-13

THOMAS SMITH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

RETURN TO:
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212