This instrument prepared by:

Windmill Title, LLC
7103 Bakers Bridge Ave., Ste 103
Brentwood, TN 37027
Phone: (615) 613-0483

BILL GARRETT, Davidson County
Trans:T20110081775 DEEDQC
Recvd: 12/27/11 14:17 2 pgs
Fees:12.00 Taxes:0.00
20111227-0101004

This deed is exempt from tax pursuant to T.C.A. Sec. 67-4-409(a)(3).

NEW OWNER:

Susan L. Warner
2917 22nd Ave South
Nashville, TN 37215

SEND TAX BILLS TO:

New owner

MAP/PARCEL:

117-2-194

QUITCLAIM DEED

In consideration of 10.00 and other good and valuable consideration, Subramaniam Sriram and Susan Warner, Trustees of the Subramaniam Sriram and Susan L. Warner Revocable Living Trust (hereinafter referred to as "Grantor"), does convey all of his/her/their undivided right, title and interest to the hereinafter described property to Susan L. Warner and Subramaniam Sriram, wife and husband (hereinafter referred to as "Grantee"). Said property conveyed herein is described as follows:

Land in Davidson County, Tennessee, being Lot No. 37 of the Plan of W.V. Davidson's Hillsboro Highlands, Sections 2 & 3, as of record in Book 843, page 23, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Subramaniam Sriram and Susan Warner, Trustees, respectively, and their successors in trust, for the benefit of Subramaniam Sriram and Susan Warner, tenants in common under the terms of The Subramaniam Sriram and Susan L. Warner Revocable Living Trust, its successors and assigns by Quitclaim Deed from Subramaniam Sriram and wife, Susan L. Warner of record in Instrument Number 20001011-0100770, in the Register's Office for Davidson County, Tennessee, dated August 28, 2000.

Being the same property previously conveyed to Subramaniam Sriram and wife, Susan L. Warner by Deed from Elizabeth Foote Nichols, a widow of record in Book 9175, Page 49, in the Register's Office for Davidson County, Tennessee, dated November 30, 1993.

Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purpose thereof, makes this conveyance to Grantees.

IN WITNESS WHEREOF, effective this the 16 day of Dec., 2011.

GRANTOR:

Subramaniam Sriram Trustee of the Subramaniam Sriram and Susan L. Warner Revocable Living Trust

Susan Warner, Trustee of the Subramaniam Sriram and Susan L. Warner Revocable Living Trust

NOTE:
THIS DEED WAS PREPARED BASED UPON THE REQUEST AND INSTRUCTIONS OF THE GRANTORS, WITHOUT THE BENEFIT OF A TITLE SEARCH OR A SEARCH FOR LIENS AGAINST THE GRANTEES, WHICH MAY ATTACH TO THE PROPERTY, AND NO LEGAL ADVICE WAS GIVEN BY THE PREPARER.

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Subramaniam Sriram Trustee of the Subramaniam Sriram and Susan L. Warner Revocable Living Trust and Susan Warner, Trustee of the Subramaniam Sriram and Susan L. Warner Revocable Living Trust with whom I am personally acquainted (or proven to me upon the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed this instrument for the purposes contained therein.

Witness my hand, at office, the 16 day of December, 2011.

NOTARY PUBLIC

My Commission Expires: 7-25-2012

RYAN A. RAFOTH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

20111341R