THIS INSTRUMENT PREPARED BY: **Warranty Title Insurance Company, Inc.** **2400 Crestmoor Road, Suite 104** **Nashville, Tennessee 37215** **(615) 298-4480** Return to: Warranty Title Insurance Co 2400 Crestmoor Road Nashville, TN 37215	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is $None. **AFFIANT** Subscribed and sworn to before me, this 28th day of December, 2011. Notary Public My Commission Expires OCT 21, 2013

Address New Owners As Follows:
James Crispin Ashworth
117 Dunham Springs Lane
Nashville, TN 37205

Send Tax Bills To:
New Owner

Map-Parcel Number:
90-12-21

QUITCLAIM DEED

KNOW ALL PERSONS by these presents that **JAMES CRISPIN ASHWORTH, CATHERINE ANN FLEMING AND JENNY CHRISTINA ASHWORTH, CO-TRUSTEES OF THE SARAH FLEMING MARITAL TRUST AND THE SARAH FLEMING ASHWORTH FAMILY TRUST PURSUANT TO THE LAST WILL AND TESTAMENT OF SAID SARAH FLEMING ASHWORTH FILED UNDER DAVIDSON COUNTY PROBATE FILE 09P830, AS TO AN UNDIVIDED 1/3 INTEREST,** ("Grantor"), for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and for good and valuable consideration, the receipt of which is hereby acknowledged, hereby releases, remises, quitclaims and gives unto **JAMES CRISPIN ASHWORTH, UNMARRIED,** ("Grantee"), all right, title and interest of the Grantor in and to certain tract or parcel of land in Davidson County, Tennessee, being more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 125 on the Plan of Charlotte Park, Section II, of record in Plat Book 2663, page 22 and 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 Thomas Wayne Pewitt, Shirley Pewitt Scott and Sarah Fleming Ashworth by deed from Grace Halmontaller, of record as Instrument No. 20050228-0021321, Register's Office for Davidson County, Tennessee. The said Sarah Fleming Ashworth

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BILL GARRETT, Davidson County
Trans:T20110082649 DEEDQC
Recvd: 12/30/11 09:16 3 pgs
Fees:17.00 Taxes:0.00
20111230-0102058

having since died on April 3, 2009. James Crispin Ashworth, Catherine Ann Fleming and Jenny Christina Ashworth were appointed Co-Trustees of the Sarah Fleming Marital Trust and the Sarah Fleming Ashworth Family Trust pursuant to the Last Will and Testament of said Sarah Fleming Ashworth filed under Davidson County Probate File 09P830.

Jenny Ashworth and Jenny Christina Ashworth are one and the same person.

The subject property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS our hands this 28th day of ~~December, 2011~~.

JAMES CRISPIN ASHWORTH, CO-TRUSTEE

CATHERINE ANN FLEMING, CO-TRUSTEE

JENNY CHRISTINA ASHWORTH, CO-TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **JAMES CRISPIN ASHWORTH and CATHERINE ANN FLEMING, CO TRUSTEES,** with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 28th day of December, 2011.

Christine L. Lind

Notary Public

CHRISTINE L. LIND
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY, TENN.
My Commission Expires OCT 21, 2013

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **JENNY CHRISTINA ASHWORTH, CO TRUSTEE,** with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this _____ day of December, 2011.

Notary Public

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having since died on April 3, 2009. James Crispin Ashworth, Catherine Ann Fleming and Jenny Christina Ashworth were appointed Co-Trustees of the Sarah Fleming Marital Trust and the Sarah Fleming Ashworth Family Trust pursuant to the Last Will and Testament of said Sarah Fleming Ashworth filed under Davidson County Probate File 09P830.

The subject property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS our hands this 28th day of December, 2011.

JAMES CRISPIN ASHWORTH, CO-TRUSTEE

CATHERINE ANN FLEMING, CO-TRUSTEE

Jenny Ashworth

JENNY CHRISTINA ASHWORTH, CO-TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **JAMES CRISPIN ASHWORTH and CATHERINE ANN FLEMING, CO TRUSTEES,** with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this _____ day of December, 2011.

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **JENNY CHRISTINA ASHWORTH, CO TRUSTEE,** with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

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Christine Lind

Notary Public

CHRISTINE LIND
STATE OF TENNESSEE NOTARY
SUMNER COUNTY, TENN.

My Commission Expires OCT 21, 2013

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