BILL GARRETT, Davidson County
Trans:T20120011745 DEEDQC
Recvd: 02/16/12 14:01 3 pgs
Fees:17.00 Taxes:0.00
20120216-0013790

THIS INSTRUMENT PREPARED BY:

Hollins, Raybin & Weissman, P.C.
Attorneys at Law
424 Church Street, Suite 2200
Nashville, Tennessee 37219
615-256-6666 615-254-4254-fax

FROM: Jacque Schultz ("Grantor")

TO: James A. Schultz ("Grantee")
4711 Tanglewood Drive
Nashville, Tennessee 37216

ADDRESS NEW OWNER:	**SEND TAX BILLS TO:**	**MAP & PARCEL NO:**
James A. Schultz 4711 Tanglewood Drive Nashville, Tennessee 37216	James A. Schultz 4603 Gallatin Pike Nashville, Tennessee 37216	06104012000

QUITCLAIM DEED

FOR AND IN CONSIDERATION of a divorce, I, Jacque Schultz, by these presents do hereby quitclaim and convey to James A. Schultz, his heirs and assigns, my entire undivided interest in and to the following described real property:

LAND in Davidson County, Tennessee, being Lot No. 19 on the plan of Mrs. McGaughey's Subdivision, of part of Tract 3 of A.J. McGaughey's Second Hayesboro Subdivision, not of record, described according to a survey made by John Kohl, Surveyor, September 9, 1968, as follows: Beginning on the westerly margin of Tanglewood Drive, at the southeasterly corner of the property conveyed to James B. Gleaves and Wife, by Deed from D.L. Jenson and Wife, of record in Book 1536, Page 517, register's office for said county, being the corner Lots Nos. 1&19; thence with the lines between said two lots, westwardly 109 feet to the corner of Lots Nos. 1, 2, 19; thence with the line between Lots. Nos. 2, 3, 4, and 19, southwestwardly 265 feet to the corner of Lots Nos. 4, 6, 7, 18 and 19: thence with the line between said Lots. Nos. 18 and 19, eastwardly 298 feet to the westerly margin of Tanglewood Drive; thence with the same, northwardly 115 feet to the beginning.

Being the same property conveyed to James Schultz and Jacque Schultz by Warranty Deed from Kent Allen Willgues, Jr., unmarried, of record by Instrument #20080716-0073070 in the Register's Office for Davidson County, Tennessee.

This improved property is known as 4711 Tanglewood, Nashville, Tennessee 37216.

THIS CONVEYANCE is made subject to all applicable easements, restrictions and building setback lines of record in said Register's Office for Davidson County, Tennessee.

AND NOW, I, the said, Jacque Schultz, do hereby quitclaim and convey unto James A. Schultz, his heirs and assigns, all of my interest in the property herein above described and to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises.

WITNESS the execution of this deed on the day and year first above written.

Jacque Schultz

STATE OF TENNESSEE,
COUNTY OF Davidson

On this the 8th day of February, 2012, before me personally appeared Jacque Schultz, to me known (or proved to me on the basis of satisfactory evidence) to be the person (or persons) described in and who executed the foregoing instrument and acknowledged that she (or they) executed the same as her (or their) free act and deed.

NOTARY PUBLIC
My Commission Expires: _____

JAMEY RYAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 6, 2015

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, is $-0-.

Jacque Schultz

Subscribed and sworn to before me this 8th day of February, 2012.

NOTARY PUBLIC
My Commission Expires: _____

JAMEY RYAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 6, 2015

Disclaimer

Preparer of this document makes no warranties as to title on the property herein conveyed. This deed was prepared from information furnished to preparer and preparer makes no warranties as to the accuracy of information furnished.