BILL GARRETT, Davidson County
Trans:T20120011745 DEEDQC
Recvd: 02/16/12 14:02 2 pgs
Fees:12.00 Taxes:0.00
20120216-0013791

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")
4603 Gallatin Pike
Nashville, Tennessee 37216

ADDRESS NEW OWNER:	**SEND TAX BILLS TO:**	**MAP & PARCEL NO:**
James A. Schultz 4603 Gallatin Pike Nashville, Tennessee 37216	James A. Schultz 4603 Gallatin Pike Nashville, Tennessee 37216	61-7-49

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. 3 of Block "H", on the plan of Broadmoor, Section II, as shown on plat of record in Plat Book 547, Page 174, in the Register's Office of Davidson, County, Tennessee, to which plat reference is hereby made for a more particular description.
>
> Being the same property conveyed to James Schultz and Jacque Schultz by Warranty Deed from Mary J. Wheeler, a single woman, of record by Instrument #20020314-0032104 in the Register's Office for Davidson County, Tennessee.
>
> This improved property is known as 4603 Gallatin Pike, 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. The above legal description is the same as that contained in the previous deed of record.

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.