BILL GARRETT, Davidson County
Trans:T20120032753 DEEDQC
Recvd: 05/04/12 08:16 3 pgs
Fees:17.00 Taxes:0.00
20120504-0038322

QUITCLAIM DEED

FROM: Edwin Wilkie Moats, Jr.

TO: Victoria Anne Moats

This Instrument was Prepared by:
Gregory D. Smith
Stites & Harbison PLLC
401 Commerce Street, Suite 800
Nashville, Tennessee 37219

Address of New Owner(s):	Send Tax Bills To:	Map-Parcel Numbers:
Victoria Anne Moats 801 Foster Hill Nashville, TN 37215	Victoria Anne Moats 801 Foster Hill Nashville, TN 37215	117-13-0-B05-30-0CO

AFFIDAVIT

STATE OF Tennessee)
COUNTY OF Davidson)

The undersigned, after being first duly sworn according to law, does make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of a Divorce Decree and Marital Dissolution Agreement in that certain case styled **Victoria Anne Moats, Civil Action No. 10D-2651, Circuit Court for Davidson County, Tennessee,** and that there was no other consideration given for the transfer.

Victoria Anne Moats
Victoria Anne Moats, Affiant

Sworn to and subscribed before me, this the 19th day of April, 2012.

S Parker
Notary Public

SUZANNE PARKS HURD NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF DAVIDSON
MY COMMISSION EXPIRES SEPTEMBER 3, 2012

My Commission Expires: 9/3/12

This is a transaction exempt from tax pursuant to T.C.A. Sec. 67-4-409(a)(3)(E) and is executed in accordance with the terms and conditions of a Divorce Decree and Marital

Dissolution Agreement executed in that certain case styled **Victoria Anne Moats, Civil Action No. 10D-2651, Circuit Court for Davidson County, Tennessee**. Accordingly, **Edwin Wilkie Moats, Jr.** does hereby quitclaim unto the said **Victoria Anne Moats**, her heirs, successors, and assigns, all of his right, title and interest in and to that certain tract or parcel of land in **Davidson** County, State of Tennessee, described as follows, to wit:

> Land in Davidson County, Tennessee, being Lot No. 801 on the Plan of Phase One of Abbottsford, as of record in Plat Book 6250, pages 419-421, amended in Book 6771, page 683 & in Book 6800, page 164, Register's Office for said County, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to Edwin M. Moats, Jr. and Wife, Victoria M. Moats by deed from Michael Fox Construction Company, Inc. of record in Book 8286, page 426, said Register's Office.
>
> This conveyance is made subject to: (1) Restrictions and reciprocal easements of record in Book 6478, page 177, amended in Book 6530, page 242; (2) Easements of record in Book 1037, page 572, & in Book 1286, page 690; (3) Declaration of Covenants, Conditions and Restrictions of record in Book 6537, page 303, amended in Book 8106, page 1; (4) Dedication of common area in Book 7175, page 761; (5) Storm water detention agreement in Book 6555, page 328; (6) Charter in Book 6548, page 213; and (7) All matters appearing on the Plan of record in Plat Book 6250, pages 419-421, amended in Book 6771, page 683 & in Book 6800, page 164, said Register's Office.
>
> This property is improved property known as 801 Foster Hill, Nashville, TN 37215.

Witness my hand this 20th day of April, 2012.

Edwin Wilkie Moats, Jr.

STATE OF Tn)
COUNTY OF Davidson)

Personally appeared before me Linda Hollingsworth, a Notary Public of said County and State, Edwin Wilkie Moats, Jr., whose identity was proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville Tn, this 20th day of April, 2012.

LINDA S. HOLLINGSWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Linda Hollingsworth
NOTARY PUBLIC

My Commission Expires: 7-3-2012

MY COMMISSION EXPIRES July 3, 2012