BILL GARRETT, Davidson County
Trans:T20120032841 DEEDQC
Recvd: 05/04/12 09:33 2 pgs
Fees:17.00 Taxes:0.00
20120504-0038410

Instrument Prepared By:
SIDWELL, BARRETT & WELCH, P.C.
121 First Avenue South, Suite 200
Franklin, TN 37064

Address New Owners as Follows:	**Send Tax Bills To:**	**Map-Parcel:**
James C. Orange, Jr.		
443 Willow Creek Cove N.E.	Same	064130051.00
Cleveland, TN 37323-4200		064130050.00

QUITCLAIM DEED

FOR AND IN consideration of the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, and for the express purpose of making a re-conveyance to combine the below mentioned lots and the above stated map/parcels into one (1) map/parcel, **James C. Orange, Jr., ("Grantor")** does hereby quitclaim and convey his interest unto **Morgan Sulcer, Trustee, ("Grantee")** her successors and/or assigns the following described parcel of land in **Davidson County**, Tennessee:

Land located in Davidson County, Tennessee being Lot No. 45, 46 and 47 on Block No. 3 on the Plan of Berryville, as shown on the Plat of Record in Plat Book 421, page 117 Register's Office for Rutherford County, TN to which plan reference is hereby made for a more complete description.

Being the same property conveyed to James C. Orange, Jr., by deed from James C. Orange and wife Mary Taylor. Orange of record in Instrument No. 20110830-0067088 as corrected in Instrument No. 20120405-0029024, Register's Office for Davidson County, Tennessee.

THE EXPRESS PURPOSE OF THIS CONVEYANCE IS TO COMBINE THE LOTS INTO ONE (1) MAP/PARCEL.

Said Property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

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

James C. Orange JR
James C. Orange, Jr.

And now, I, the said **Morgan Sulcer, Trustee**, for the express purpose of carrying out the intent of this conveyance, as set out, do hereby convey, and forever quitclaim unto **James C.**

Orange, Jr. the same property hereinabove described and set forth, to which reference is hereby made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises as above set forth.

IN WITNESS WHEREOF, the undersigned has caused this instrument to be executed on the 3 day of May, 2012.

Morgan Sulcer, Trustee

STATE OF TENNESSEE
COUNTY OF Bradley

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, James C. Orange, Jr., 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 19 day of April, 2012.

Notary Public

My Commission Expires: 8/24/15

TELETHA C. WOODY STATE OF TENNESSEE NOTARY PUBLIC BRADLEY COUNTY

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Morgan Sulcer, 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 3 day of May, 2012

Notary Public

My Commission Expires: 4-20-2015

Mandy Alsup State of Tennessee Notary Public Wilson Co.

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $ 0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3 DAY OF May, 2012.

Notary Public

My Commission Expires: 4-20-2015

Mandy Alsup State of Tennessee Notary Public Wilson Co.