BILL GARRETT, Davidson County
Trans:T20120037010 DEEDQC
Recvd: 05/21/12 09:46 2 pgs
Fees:12.00 Taxes:0.00
20120521-0043608

Prepared from information furnished by the parties.

THIS INSTRUMENT PREPARED BY:
Richard A. Northcutt, Attorney
217 Pineway Drive
Nashville, TN 37217

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for the transfer is – 0 -.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF MAY, 2012.

Notary Public
My Commission Expires: 9-9-14

ZANA C. PETTY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

FROM:
Hazel B. Vickers

TO:
Mark Edward Thomas and Hazel B. Vickers maintaining a life estate

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.:
Mark Edward Thomas 5024 Olivia Drive Antioch, TN 37013	NEW OWNER	162-03-008.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, Hazel B. Vickers, hereinafter called the GRANTORS, have bargained and sold, and by these presents do quitclaim and convey unto Mark Edward Thomas and Hazel B. Vickers, as to a life estate, hereinafter called the GRANTEES, their heirs and assigns, - the said Hazel B. Vickers as to a life estate interest with the remaindermen to the said Mark Edward Thomas, a certain tract or parcel of land described as follows, to wit:

BEING Lot No. 22 on the Plan of Colewood Acres, Section One, of record in Book 3700, Page 59, Register's Office for Davidson County, Tennessee.

Said Lot No. 22 fronts 75 feet on the easterly side of Olivia Drive and runs back 139.2 feet on the northerly line and 132 feet on the southerly line to a broken line in the rear measuring 106.28 feet thereon.

BEING the same property conveyed to Hazel B. Vickers and Mark Edward Thomas, as joint tenants with right of survivorship, by Trustee's Quitclaim Deed from Richard A. Northcutt, Trustee, of record in Instrument 20080307-0023122, dated February 29, 2008, Register's Office for said County. See also deeds of record in Instrument 20071005-0119071 and Instrument 20051014-0124057, said Register's Office.

The street address of the Real Property is 5024 Olivia Drive – Antioch, TN 37013, ____ Unimproved/ _X_ Improved real property.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, GRANTORS have caused this QUITCLAIM DEED to be executed on this 17th day of May, 2012.

GRANTORS

Hazel B. Vickers

Hazel B. Vickers

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Hazel B. Vickers, the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 17th day of May, 2012.

My commission expires: 1/7/13

Notary Public

SHARON KELLEY
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.