QUITCLAIM DEED

THIS INSTRUMENT PREPARED BY Rick Piliponis, Music City Title & Escrow, LLC, 116 Third Avenue South, Nashville, TN 37201		
ADDRESS OF NEW OWNER(S) AS FOLLOWS: Lon F. Raby and Frances B. Padgett 201 A Woodmont Circle Nashville, Tennessee 37205	SEND TAX BILLS TO: SAME	MAP-PARCEL NUMBERS: 116-0-80-Q-00.100 CO

FOR AND IN CONSIDERATION of the sum of ONE AND 00/100 ($1.00) DOLLAR, Cash in Hand paid by the hereinafter named GRANTEES and other good and valuable consideration, the receipt of which is acknowledged,

LON F. RABY and FRANCES B. PADGETT, joint tenants with right of surviorship

HEREINAFTER called the GRANTORS, have bargained and sold, and by these presents does transfer and convey unto

LON F. RABY, a 50% ownership, and FRANCES B. PADGETT, a 50% ownership, as tenants in common

HEREINAFTER called the GRANTEE, his heirs and assigns, a certain tract or parcel of land in the Fourth Civil district of **Davidson County**, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit A of Kenner Manor Condominiums, as set forth in Exhibit "A" of the Supplemented and Amended Mast Deed of record in Instrument No.: 20070628-0077173, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Lon F. Raby and Frances B. Padgett, joint tenants with right of survivorship, by Lon F. Raby of record in Instrument No. 20091029-0100017, in the Register's Office for Davidson County, Tennessee.

This conveyance is to create a tenants in common ownership with each grantor retaining a 50% ownership.

This is improved property known as **201 A Woodmont Circle, Nashville, Tennessee, 37205**

WITNESS MY HAND this the 20th day of June, 2012.

BILL GARRETT, Davidson County
Trans:T20120046266 DEEDQC
Recvd: 06/22/12 10:56 2 pgs
Fees:12.00 Taxes:0.00
20120622-0054888

Lon F. Raby
LON F. RABY

Frances B Padgett
FRANCES B. PADGETT

STATE OF TENNESSEE
COUNTY OF Davidson

I, a Notary Public of the State and County aforesaid, certify that the within named bargainor, **LON F. RABY and FRANCES B. PADGETT,** with whom I am personally acquainted or who was proved on the basis of satisfactory evidence to me to be the person described in and who executed the foregoing instrument personally appeared before me and acknowledged under oath that he executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND AND NOTARIAL SEAL at office in the State and County aforesaid, this the 20th day of June, 2012.

Kimberly Wood
NOTARY PUBLIC
My Commission Expires: 11/05/2014

KIMBERLY WOOD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

AFFIDAVIT

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

LON F. RABY
AFFIANT

Sworn to and subscribed to before me this 20th day of June, 2012.

Kimberly Wood
NOTARY PUBLIC
My Commission Expires: 11/05/2014

KIMBERLY WOOD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.