PICK-UP

THIS INSTRUMENT PREPARED BY:
W. Warner McNeilly, III
Watkins & McNeilly, PLLC
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BILL GARRETT, Davidson County
Trans:T20120060591 DEEDQC
Recvd: 08/14/12 15:37 2 pgs
Fees:13.00 Taxes:132.09
20120814-0072778

QUITCLAIM DEED

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	PARCEL ID NUMBER:
JAMES E. SNIDER 2911 Ironwood Dr. Nashville, TN 37214	Current Addressee	09213031200

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $35,700.00.

JAMES E. SNIDER

SUBSCRIBED AND SWORN to before me, Shantel N. Agnew, by JAMES E. SNIDER, this 14th day of August, 2012.

Notary Public
My Commission Expires:

SHANTEL N. AGNEW
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires SEPT 9, 2014

FOR AND IN CONSIDERATION of a promissory note of Thirty-Five Thousand Seven Hundred Dollars ($35,700.00), I, LOU ANGELINE TILLMAN, do hereby quitclaim and by these presents do transfer and convey unto JAMES E. SNIDER, his heirs and assigns, all of my right, title and interest in a certain parcel of real estate in Davidson County, Tennessee, described as follows:

Being Lot No. 85 on the Plan of Shield's New West Nashville, as of record in Book 57, Page 77, Register's Office for Davidson County, Tennessee, and a strip lying between the east of said lot and the West margin of 37th Avenue, North, formerly Pilcher Avenue, as now located.

Said Lot and said Strip of land front 50 feet on the Westerly side of 37th Avenue, North, formerly Pilcher Avenue, as now located, and run back 153 feet, more or less, on the Northerly line and 156 feet, more or less, on the Southerly line, to an alley in the rear, measuring 50 feet thereon.

Being the same property conveyed to Elmer E. Snider and wife Lurana A. Snider by warranty deed of record in Book 6684 Page 952, R.O.D.C. Elmer E. Snider and wife Lurana A. Snider subsequently conveyed a twenty percent (20%) interest to Elmer E. Snider and wife Lurana A. Snider, a twenty percent (20%) interest to James E. Snider, a twenty percent (20%) interest to Lou Tillman, a twenty percent (20%) interest to Karli Carroll and a twenty percent (20%) undivided interest to Kevin B. Snider by quitclaim deed of record in instrument number 20050323-0031439, R.O.D.C. James E. Snider subsequently conveyed his twenty percent (20%) interest to Elmer E. Snider and wife Lurana A. Snider by quitclaim deed of record in instrument number 20050414-0041763, R.O.D.C. Lurana A. Snider predeceased Elmer E. Snider and her interest vested in him. Elmer E. Snider devised his forty percent (40%) interest to James E. Snider, Lou Tillman, Kevin B. Snider and Karli Carroll by his Last Will and Testament duly probated in the Seventh Circuit Court for Davidson County, Tennessee in Matter Number 09P-1897.

This is improved property, known as 305 37th Avenue North, Nashville, TN 37209.

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

WITNESS my hand this 14 day of August, 2012.

Lou Angeline Tillman

LOU ANGELINE TILLMAN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Shantel N. Agnew, of said county, LOU ANGELINE TILLMAN, the within named bargainor, 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, this 14th day of August, 2012.

Shantel N. Agnew

NOTARY PUBLIC
My Commission Expires: 9/9/2014

SHANTEL N. AGNEW
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires SEPT 9, 2014