This Instrument Prepared By:

Charles J. Friddell, Attorney
4535 Harding Pike, Suite 208
Nashville, Tennessee 37205
(615) 383-0382

BILL GARRETT, Davidson County
Trans:T20120077020 DEEDQC
Recvd: 10/10/12 12:41 2 pgs
Fees:12.00 Taxes:0.00
20121010-0092882

Address of New Owner: Tax Bills:

Susan W. Graves, Conservator
4241 North Chapel Road
Franklin, Tennessee 37067

Same

MAP: **025-03**
PARCEL: **25.00**

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS. NO TITE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND CHARLES J. FRIDDELL SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINAITON, SETTLEMENT OR LEGAL AND/OR TAX RELATED COUNSEL.

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, **SUSAN W. GRAVES, Successor Trustee of THE WARD FAMILY REVOCABLE LIVING TRUST,** dated July 23, 2005, does hereby transfer and convey, remise and release and forever quitclaim unto **SUSAN W. GRAVES, Conservator for JAMES H. WARD**, her successors and assigns, all her right, title and interest in and to that certain tract or parcel of land described as follows, to-wit:

DESCRIPTION

Land in Davidson County, Tennessee, being lot No. 33 on the Plan of Tulip Grove, Section one (1), as of record in Book 3700, page 106, Register's Office for said County.

Said Lot No. 33 fronts 92.0 feet on the southerly side of Des Moines Drive and extends back 250.0 feet on the easterly line and 134.00 feet on the westerly line to a dead line in the rear, measuring 165.13 feet thereon.

Being the same property conveyed to grantors by deed and recorded in Book 4281, page 416 in the Office of the Register of Deeds for Davidson County, Tennessee.

This is improved property known as 508 Des Moines Drive, Hermitage, Tennessee, 37076. Possession is to be given on the date of deed.

SCRIVENER'S NOTE: The beneficiary Grayce G. Ward deceased February 5, 2006, and the Grantor and surviving beneficiary is James H. Ward.

THIS INSTRUMENT and the interest hereby conveyed are subject to all taxes, restrictions, easements, ordinances and encumbrances as may affect the premises.

WITNESS my hand this, the 10th day of October, 2012.

Susan W Graves
SUSAN W. GRAVES, Successor Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned authority of the State and County aforesaid, personally appeared **SUSAN W. GRAVES**, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who, upon oath, acknowledged she is the within named bargainor, and that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 10th day of October, 2012.

Alexandra Black Wolf
Notary Public

My Commission Expires:
11-3-15

ALEXANDRA BLACK WOLF STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value of this transfer is $-0-

Susan W. Graves
AFFIANT

Subscribed and sworn to before me on this 10th day of October, 2012.

Alexandra Black Wolf
Notary Public

My Commission Expires:
11-3-15

ALEXANDRA BLACK WOLF STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY