THIS INSTRUMENT PREPARED BY:
PHILIP W. DUER, ATTORNEY AT LAW
Cornerstone Square
500 Church Street
Suite 400
Nashville, TN 37219

ADDRESS NEW OWNER
MARY P. HARPER
c/o Sunrise Assisted Living
6151 Bryant Irwin Road
Ft. Worth, TX 76132

SEND TAX BILLS TO:
Mary P. Harper
c/o 3905 Misty Meadow Drive
Ft. Worth, TX 76133

MAP-PARCEL NOS.
09704005100

BILL GARRETT, Davidson County
Trans:T20120090826 DEEDQC
Recvd: 11/29/12 08:59 6 pgs
Fees:32.00 Taxes:0.00

20121129-0109472

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ -0- .

AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 15 DAY OF October, 2012.

PAMELA B. DUER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

MY COMMISSION EXPIRES:
Oct. 23, 2016

NOTARY PUBLIC

QUITCLAIM DEED

For and in consideration of love and affection and $ 10.00, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, ROBERT E. HARPER, presently married, do hereby transfer, convey, and forever quitclaim to my mother, MARY P. HARPER, unmarried, her heirs and assigns, any and all interest which I may now have or forever have in the following described tract or parcel of land in Davidson County, Tennessee, described as follows:

BEING Lot No. 101, on the Plan of Lake Park, Section One, of record in Book 4175, Pages 134 and 135, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Mary P. Harper from Howard K. Smith and Sarah C. Smith by Warranty Deed dated April 30th, 2009, of record as Instrument No. 200905040040591, in the Register's Office for Davidson County, Tennessee, and being

further the same property in which Mary P. Harper as Grantor, quitclaimed and conveyed to the said Robert E. Harper with the exception of a reserving life estate in and to said property as of record by Quitclaim Deed of record as Instrument No. 20090515-0044943.

This conveyance is made subject to All matters appearing on the Plan of record in Book 4175, page 134 and 135, said Register's Office.

This is improved property known as: 5965 Port Anadarko Trail, Hermitage, TN 37076.

SAID PROPERTY IS CONVEYED SUBJECT TO SUCH LIMITATIONS, RESTRICTIONS AND ENCUMBRANCES AS MAY AFFECT THE PREMISES.

Note: The above description is taken from a prior deed of record. The legal description and how title to the property is vested have been furnished to the draftsman by third parties. No examination of title has been undertaken by the draftsman hereof, and no representations nor warranties as to the state of title of the subject property are made. The draftsman assumes no liability as to the accuracy thereof. Failure to record this document timely may jeopardize your rights to the property.

IN WITNESS WHEREOF, I have hereunto set my hand this ~~17~~ 24th day of ~~July~~ August 2012.

ROBERT E. HARPER

STATE OF Virginia)
COUNTY OF ~~Rutherford~~ COLONIAL HEIGHTS

PERSONALLY appeared before me, the undersigned, a Notary Public in and for said County and State, ROBERT E. HARPER , with whom I am personally acquainted, or who provided reasonable and satisfactory identification as to his identity, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand at COLONIAL HEIGHTS VIRGINIA this 24 day of AUGUST, 2012.

Katharina Beck-Sierra
NOTARY PUBLIC

My Commission expires: 30 JUNE 2014

KATHARINA A. BECK-SIERRA
Notary Public
Commonwealth of Virginia
271224
My Commission Expires Jun 30, 2014

MPN 097040051009

IN THE CHANCERY COURT FOR DAVIDSON COUNTY, TENNESSEE
AT NASHVILLE
(PART III)

RECEIVED
NOV 06 2012
Dav. Co. Chancery Court

MARY P. HARPER, PLAINTIFF,)
v.)
ROBERT E. HARPER and RHEA SAMANIEGO HARPER. DEFENDANTS.)

NF
NO. 11-877-III

DAVIDSON CO. CHANCERY CT.
2012 NOV 13 PM 3:57
FILED

FINAL ORDER AS TO DEFENDANT RHEA SAMANIEGO HARPER

This Cause came on to be heard on the _____ day of _____, 2012 before the Honorable ELLEN ~~FRANCES~~ Hobbs LYLE, Chancellor for the Court to enter a Final Order in this Cause. Based upon the motion to enter a Final Order, and the entire record, and there being no opposition to the Motion within the time required by the Local Rules of Court, and the submission of an Agreed Order of Compromise and Settlement and Dismissal of the action against ROBERT E. HARPER which Plaintiff's counsel has executed and the Defendant ROBERT E. HARPER has executed and filed with this Court, the Court finds the requested relief to be appropriate.

IT IS THEREFORE ORDERED, ADJUDGED, AND DECREED as follows:

1. That a Default judgment previously entered against the Defendant, RHEA SAMANIEGO HARPER in this Cause is and shall become the Final Order of this Court against her for the relief as prayed for in the complaint filed by MARY P. HARPER which is as follows:

   That any right, title, claim or marital interest, including but not limited to any claim of dower, curtsey, homestead, or elective share that RHEA SAMANIEGO HARPER may have as a result of her marriage to ROBERT P. HARPER in and to certain real estate generally known as 5965 Port Anadarko Trail, Hermitage, Davidson County, Tennessee, 37076 Map and Parcel Number 09704005100 under Quitclaim Deed recorded under Instrument Number 20090515-0044943 wherein Mary P. Harper was Grantor, Reserving a Life Estate, to Robert E. Harper, as Grantee, dated May 13th, 2009, is herein divested from Rhea Samaniego Harper and re-invested in the sole name of the Plaintiff, Mary P. Harper for all purposes under Tennessee law;

2. That Plaintiff's action against the defendant ROBERT E. HARPER has been compromised and settled by a Final Order filed in this Cause contemporaneously with this Order and approved by this Court.

3. That the costs of this Cause are herby assessed against the Plaintiff, MARY P. HARPER for which execution shall issue if necessary;

4. This Case, presently set for trial on November 20th, 2012, is hereby accordingly removed from the trial docket;

5. This Order is the Final Order in this Cause against the Defendant RHEA SAMANIEGO HARPER..

ENTER THIS _____DAY OF _____,

2012.

Ellen Hobbs Lyle

ELLEN HOBBS LYLE,
CHANCELLOR

I HEREBY CERTIFY THAT THIS IS A TRUE COPY OF ORIGINAL INSTRUMENT FILED IN MY OFFICE.
THIS 21 DAY OF November 2012
CRISTI SCOTT, CLERK & MASTER
BY Vicki Baily
DEPUTY

APPROVED FOR ENTRY:

PHILIP W. DUER, ESQ. BPR 4647
ATTORNEY FOR PLAINTIFF
MARY P. HARPER
CORNERSTONE SQUARE
530 Church Street, Suite 400
Nashville, TN 37219
Phone: (615) 301-4800
Facsimile: (615) 301-4802

Certificate of Service

I hereby certify that on the 6th day of November, 2012 I forwarded by United States mail, postage pre-paid, a true and correct copy of the attached document (FINAL ORDER AS TO RHEA SAMANIEGO HARPER) to the following interested parties in said matter at their respective last known addresses:

ROBERT E. HARPER, *pro se*
4912 Courthouse Road
Prince George, Virginia 23875

RHEA SAMANIEGO HARPER, *pro se*
4912 Courthouse Road
Prince George, Virginia 23875

Cc: Mary P. Harper

PHILIP W. DUER, ATTORNEY