THIS DOCUMENT PREPARED BY: **JEFFREY MOBLEY, atty.** **Howard Mobley Hayes & Gontarek, PLLC** **2319 Crestmoor Road** **Nashville, Tennessee 37215** **(615) 627-4444**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is NONE. David R. Yates, Affiant Subscribed and sworn to before me, this 9th day of November, 2012. Notary Public My Commission Expires: MY COMMISSION EXPIRES: March 3, 2015

Address new owner as follows:

David R. Yates
5310 Indian Valley Road
Franklin, Tennessee 37064

Send Tax Bills to:

Same

Map-Parcel Numbers

Property 1: Davidson County
093 13 0 380.00

Property 2: Wilson County
MAP: 016 PARCEL 023

QUITCLAIM DEED

For and in consideration of love and affection as a gift, and also for the purpose of terminating a tenancy by the entirety between the parties, who are married persons, pursuant to T.C.A. §66-1-110, and thereby vesting fee simple title in the subject property in one of the parties, Doris Ann Yates, who is one and the same person as D. Ann Yates, hereby remises, releases and quitclaims unto David R. Yates, and to his heirs, successors and assigns, all of her right, title and interest in and to a certain tracts or parcels of land in the State of Tennessee, being more particularly described on Exhibit A attached hereto and incorporated herein by reference.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instruments of record.

BK/PG: 1518/1291-1294
12486381

4 PGS : AL - QUITCLAIM DEED	
MISTY BATCH: 255709	
12/05/2012 - 08:00 AM	
VALUE	0.00
MORTGAGE TAX	0.00
TRANSFER TAX	0.00
RECORDING FEE	20.00
DP FEE	2.00
REGISTER'S FEE	0.00
TOTAL AMOUNT	22.00

STATE OF TENNESSEE, WILSON COUNTY
JOHN B SPICKARD
REGISTER OF DEEDS

BILL GARRETT, Davidson County
Trans:T20120095750 DEEDQC
Recvd: 12/14/12 11:08 4 pgs
Fees:22.00 Taxes:0.00
20121214-0115286

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

WITNESS my hand this 9th day of November, 2012.

Doris Ann Yates

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Doris Ann Yates, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand at office, this 9th day of November, 2012.

Notary Public

My Commission Expires:

JEFFREY MOBLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES:
March 3, 2015

EXHIBIT A

Legal Description

Property 1: 1502 South Street, Nashville, Tennessee 37212
Map/Parcel: 093 13 0 386.00

Land lying in Davidson County, Tennessee, more particularly described as follows:

Being the easterly 66 feet of Lot No. 63 on the plan of Sigler's Addition, as of record in Plan Book 1, page 4, of the Chancery Court for said County.

Said part of Lot No. 63 fronts 66 feet on the northerly side of South Street and runs back between parallel lines 205 feet to an alley.

Being the same property conveyed to David Yates and wife, Ann Yates, by deed from George W. Chrite and wife, Audra Louise Chrite, of record in Book 6504, page 686, Register's Office for Davidson County, Tennessee.

Ann Yates and Doris Ann Yates are the same person.

This is improved property known as 1502 South Street, Nashville, Tennessee 37212.

Property 2: Thomas Road, Lebanon, Tennessee 37087
Map: 016 Parcel: 023.00

Land lying in the 5th Civil District of Wilson County, Tennessee, more particularly described as follows:

A tract of land containing 218.12 acres, more or less, according to survey of Carroll Dean Carman, Registered Surveyor, No. 910, Route 1, Box 35A, Hartsville, Tennessee 37074, dated September 13, 1991, a Plat of which survey is of record in Plat Book 19, Page 484, in the Register's Office for Wilson County, Tennessee, reference to which Plat is here made for a complete description of said property. Also, conveyed herein is our right-of-way easement running from Thomas Road to the above described property as shown of record on Plat of record in Plat Book 19, Page 484, in the Register's Office for Wilson County, Tennessee, and described in Deed Book 424, Page 946, in the Register's Office for Wilson County, Tennessee.

Said property is generally bound on the North by Old Hickory Lake (Cumberland River), L. H. Denney and Ramsey Subdivision; bound on the East by Hartman and Gurule; bound on the South by Lee Cowley and Wilson; and bound on the West by Maggie Cowley (formerly Dixie Cowley).

Being the same property conveyed to David R. Yates and wife, D. Ann Yates, by Deed from Margaret Dillard Gentry, Ruth Dillard Caruthers and Linda Dillard Jones dated November 5, 1991, of record in Deed Book 425, Page 264, all of record in the Register's Office for Wilson County, Tennessee. Opal Graves Dillard died on July 13, 1991 and said property passed to the said Robert L. Dillard as the surviving tenant by the entirety. The said Robert L. Dillard died on August 2, 1991 and said property passed to Margaret Dillard Gentry, Linda Dillard Jones and Ruth Dillard Caruthers as the only heirs at law of the said Robert L. Dillard.

This is improved property known as Thomas Road, Lebanon, Tennessee 37087.