BILL GARRETT, Davidson County
Trans:T20120098667 DEEDQC
Recvd: 12/26/12 15:39 4 pgs
Fees:22.00 Taxes:0.00
20121226-0118928

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|---|---|
| **THIS INSTRUMENT PREPARED BY:**<br><br>**JEFFREY MOBLEY, atty.**<br>**Howard Mobley Hayes & Gontarek, PLLC**<br>**2319 Crestmoor Road**<br>**Nashville, Tennessee 37215**<br>**(615) 627-4444** | STATE OF TENNESSEE )<br>COUNTY OF DAVIDSON )<br><br>The actual consideration for this transfer is NONE.<br>Michel E Kuzur<br>Affiant<br>Subscribed and sworn to before me, this 24th day of December, 2012.<br>Julia C. Hunt<br>Notary Public<br>My Commission Expires: My Commission Expires JAN. 7, 2013<br>JULIA C. HUNT STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. |

| Address new owner as follows: | Send Tax Bills to: | Map-Parcel Numbers: |
|---|---|---|
| The Ruth Kuzur 2012 Trust<br>c/o Michel E. Kuzur and Laureen Karin Illuminati Kuzur, Trustees<br>1039 Tyne Boulevard<br>Nashville, Tennessee 37220 | SAME | Map 145 04/Parcel 52<br>Map 145 00/Parcel 138 |

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## QUITCLAIM DEED

For and in consideration of love and affection as a gift, Ruth I. Kuzur (the "Grantor") hereby remises, releases and quitclaims unto Michel E. Kuzur and Laureen Karin Illuminati Kuzur, Trustees of The Ruth Kuzur 2012 Trust dated December 17, 2012 (the "Grantee"), and to the Grantee's successors in trust and assigns, with full power to sell or encumber the property without the consent of any beneficiary, all of the Grantor's right, title and interest, being an undivided one-half (1/2) tenant-in-common interest, in and to 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.

New legal descriptions were not prepared for this transaction. The legal descriptions are the same as the previous instruments of record.

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

**WITNESS** my hand this 24th day of December, 2012.

**[THE REST OF THIS PAGE INTENTIONALLY LEFT BLANK. SIGNATURE PAGE FOLLOWS.]**

**Ruth I. Kuzur**

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ruth I. Kuzur, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office, this 24th day of December, 2012.

JULIA C. HUNT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JAN. 7, 2013

My Commission Expires: _____

Notary Public

## EXHIBIT A

### Legal Descriptions

**PARCEL ID 145 04 0 052.00**

Land in Davidson County, Tennessee, being Lot No. 5 on the Plan of Resubdivision of Lot 1 on Resubdivision of Lots 3 and 4, Overton Lea Home, as of record in Plat Book 8250, page 313, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Michel E. Kuzur and wife, Ruth I. Kuzur, by deed from Will T. Vance and wife, Carol D. Vance, of record in Book 9446, page 787, Register's Office for Davidson County, Tennessee.

Also being the same property conveyed to Michel E. Kuzur and Ruth I. Kuzur as tenants in common by deed from Michel E. Kuzur, Ruth I. Kuzur and Jeffrey Mobley, Trustee, of record as Instrument No. 20121221-0117809, Register's Office for Davidson County, Tennessee.

This is improved property known as 1039 Tyne Boulevard, Nashville, Tennessee 37220.

**PARCEL 145 00 0 138.00**

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Sunset Hills Terrace Subdivision, of record in Book 7900, page 883, said Register's Office, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Michel E. Kuzur and wife, Ruth I. Kuzur, by deed from Edward Van Voorhees and wife, Lucile Blue Van Voorhees, of record in Book 9590, page 902, Register's Office for Davidson County, Tennessee.

Also being the same property conveyed to Michel E. Kuzur and Ruth I. Kuzur as tenants in common by deed from Michel E. Kuzur, Ruth I. Kuzur and Jeffrey Mobley, Trustee, of record as Instrument No. 20121221-0117809, Register's Office for Davidson County, Tennessee.

This is unimproved property known as 2024 Sunset Hills Terrace, Nashville, Tennessee 37220.