PREPARED BY & RETURN TO:

1ST QUALITY TITLE, LLC
661 LONE OAK ROAD
MT. JULIET, TN 37122

BILL GARRETT, Davidson County
Trans:T20130000448 DEEDQC
Recvd: 01/03/13 08:04 2 pgs
Fees:12.00 Taxes:0.00
20130103-0000515

QUITCLAIM DEED

FOR AND IN CONSIDERATION the sum of ONE DOLLAR, cash in hand paid, the receipt of which is hereby acknowledged, the undersigned, Amy Smartt, a married woman, does this day bargain, sell, release, remise, quitclaim and convey unto Tracy D. Smartt, a married man, all my right title and interests in and to that certain parcel of real estate located in Davidson, the state of Tennessee, and being described as follows, to-wit:

Situated in Davidson County, State of Tennessee, described as follows, to-wit: BEING Lot No. 30 on the Plan of Stanford Club Estates of record in Book 2900, Page 50, Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Tracy D. Smartt and Amy Smartt, husband and wife, by Quitclaim Deed from Tracy D. Smartt, married, dated January 11, 2012, of record in Instrument No. 20120120-0005536, Register's Office for Davidson County, Tennessee. Being the same property previously conveyed to Tracy D. Smartt by deed from Tammy R. Smartt dated 07/08/2010 filed for record in Instrument No. 20100820-0065832, Register's Office for Davidson County, Tennessee.

This is improved property known as 209 Walcott Drive, Nashville, TN 37214.

In TESTAMONY WHEREOF, I have hereunto set my hand and seal this 7th **day of December, 2012.**

Amy Smartt
Amy Smartt

STATE OF TENNESSEE
COUNTY OF Williamson

Before me, the undersigned, a Notary Public in and for the state and county mentioned, personally appeared Amy Smartt with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself/herself to be the within named bargainor(s), executed the foregoing instrument for the purposes therein contained.

Witness my hand this 7 **day of December, 2012.**

PHYLLIS VANDERBURG
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMMISSION EXPIRES: MARCH 9, 2013

Phyllis Vanderburg
NOTARY PUBLIC
MY COMMISSION EXPIRES 3-9-13

AFFIDAVIT

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Amy Smartt
Affiant

Subscribed and sworn to before me this 7 **day of December, 2012.**

My Commission Expires:

PHYLLIS VANDERBURG
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMMISSION EXPIRES: MARCH 9, 2013

Phyllis Vanderburg
NOTARY PUBLIC 3-9-13

Map & Parcel No.: 085 14 0 033.00

Name and address of new owner:
Send tax bills to:
Tracy D. Smartt
209 Walcott Drive
Nashville, TN 37214