This Form furnished by: **BENJAMIN PAPA, PAPA & ROBERTS, PLLC**

FROM:
JAMES MELVIN BUCKINGHAM

TO:
CARI L. BUCKINGHAM

BILL GARRETT, Davidson County
Trans:T20130007256 DEEDQC
Recvd: 01/28/13 08:59 3 pgs
Fees:17.00 Taxes:0.00
20130128-0008521

QUITCLAIM DEED

New Owner & Address	Taxable Party	Map-Parcel Numbers
Cari L. Buckingham 401 Bowling Avenue, Unit 84 Nashville, TN 37205	SAME	10413B 76CO

STATE OF TENNESSEE }

COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS: **None because it is pursuant to a Final Decree of Divorce in the Third Circuit Court for Davidson County, Tennessee, Docket No. 12D-1121**

CARI L. BUCKINGHAM

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21, DAY OF January, 2013.

Frances C. Traylor
NOTARY PUBLIC

MY COMMISSION EXPIRES: Sept. 8, 2013

(AFFIX SEAL)

My Commission Expires: September 8, 2013

FRANCES C. TRAYLOR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

This Instrument Prepared By:

BENJAMIN C. PAPA
Papa & Roberts, PLLC
5500 Maryland Way, #133
Brentwood, TN 37027
(615) 425-2268

I, **JAMES MELVIN BUCKINGHAM** do here by Quitclaim to **CARI L. BUCKINGHAM** all right, title and interest in said real property as described below:

LEGAL DESCRIPTION:

Land in Davidson County, Tennessee, being Building Site No. 76 on the Plan of Richmeade Place, Section V, as shown on a Plan of record in Book 5210, page 141, Register's Office for Davidson County, Tennessee, reference to which Plat is hereby made for a more complete and accurate description of said property, together with one membership in Richmeade Home Owners Association, Inc., a not-for-profit corporation of the State of Tennessee, and all obligations and privileges thereunto belonging or in anywise appertaining to said membership.

Being the same property conveyed to Cari L. Buckingham by Warranty Deed from Daniel L. Thompson and Wife, Mara E. Thompson, married, of record in Instrument No. 20121030-0099298, Register's Office for Davidson County, Tennessee.

This is improved property known as 401 Bowling Avenue Unit 84, Nashville, Tennessee 37205.

This conveyance is subject to (1) Taxes (2) All restrictions of record (3) All easements of record (4) All visible easements (5) All matters appearing on the plan record (6) All applicable governmental and zoning regulations and (7) All indebtedness on the real property as recorded in the Register's Office, Davidson County, Tennessee.

This conveyance is made pursuant to *Tennessee Code Annotated* § 36-4-121 and a Final Decree of Divorce entered in the Third Circuit Court for Davidson County, Tennessee, Docket No. 12D-1121.

Grantor and Grantee acknowledge that this Quitclaim Deed was prepared from information furnished by them. No title examination has been made and the firm of Papa & Roberts, PLLC shall have no liability for the status of the title to the property or the accuracy of such information.

IN WITNESS WHEREOF I have hereunto set my hand on this the 9th day of January, 2013.

JAMES MELVIN BUCKINGHAM

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

JAMES MELVIN BUCKINGHAM, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) personally appeared before me, a Notary Public in and for said County and State, and executed and acknowledged this Quitclaim Deed before me this 9th day of January, 2013.

Notary Public

My Commission Expires: 3/8/2016

JOELLYN A. KOTT
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.