BILL GARRETT, Davidson County
Trans:T20130009379 DEEDQC
Recvd: 02/04/13 10:54 2 pgs
Fees:12.00 Taxes:0.00
20130204-0011248

This Instrument Prepared By and Returned To:
Robert L. Scruggs, Attorney
2525 21st Avenue S, 2nd Floor
Nashville, TN 37212

Address New Owners:	Send Tax Bills To:	Map/Parcel Numbers:
Eddie L. Carver **2710 Aspen Drive** **Nashville, TN 37208**	**Same As Owner**	**081-060-084.00**

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that I, **Eddie Lee Carver** do hereby quitclaim and by these presents do transfer and convey all of my right, title and interest unto **Ronnie L. Carver, Jeanine Lipscomb and Keith P. Carver, as joint tenants with rights of survivorship with a life estate retained by Eddie Lee Carver,** their heirs and assigns, in and to the following tract of land in **Davidson County, Tennessee**, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 40 on the Map of Cumberland Gardens Subdivision, as of record in Book 2900, page 4, Register's Office for Davidson County, Tennessee.

Said Lot No. 40 fronts 51.15 feet on the north margin of Aspen Drive and runs back 138.8 feet on the east line and 138.5 feet on the west line to a dead line, measuring 52.2 feet thereon.

Being the same property conveyed to Eddie Lee Carver and wife, Earlie Mai Carver by Deed from Phillip N. Brownstein as Federal Housing commissioner, dated May 14, 1965, recorded May 26, 1965 of record in 2895, page 45, Register's Office for Davidson County, Tennessee. The said Earlie Mai Carver having died on July 16, 1997, thereby vesting title to Eddie Lee Carver, as surviving tenant by the entirety.

This is improved property known as 2710 Aspen Drive, Nashville, TN 37208.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

This instrument was prepared by information provided by the parties, without benefit of a title search. No legal or tax advise has been given by the preparer in this transaction.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 30th day of January, 2013.

Eddie Lee Carver

Eddie Lee Carver

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 **Eddie Lee Carver,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 30th day of January, 2013.

Pam McBroom
NOTARY PUBLIC

My Commission Expires:

PAM McBROOM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 20, 2014

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is **-0-.**

Kaitlyn West
(Affiant)

Subscribed and sworn to before me, this 30th day of January, 2013.

Pam McBroom
NOTARY PUBLIC

My Commission Expires:

PAM McBROOM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 20, 2014