QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans:T20130028556 DEEDQC
Recvd: 04/08/13 15:17 2 pgs
Fees:12.00 Taxes:0.00
20130408-0034693

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Glenda Snow
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4 DAY OF April, 2013.

Notary Public

MY COMMISSION EXPIRES: 8-17-2015
(AFFIX SEAL)

ALISON RODGERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 08-17-2015

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Kathy E. Leftwich and Tahiti L. Snow	**New Owner**	
(NAME)	(NAME)	04215000600
107 S. Graycroft Ave.		
(ADDRESS)	(ADDRESS)	
Madison, TN 37115		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE (S) AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, **Jimmy D. Snow and wife, Glenda F. Snow,** I/WE HEREINAFTER CALLED THE GRANTOR (S), HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO **Kathy E. Leftwich, a married woman and Tahiti L. Snow, an unmarried woman as tenants in common with Rights of Survivorship**, HEREINAFTER CALLED THE GRANTEE (S), THEIR HEIRS AND ASSIGNS, ALL OF MY RIGHT TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, IN THE 11TH CIVIL DISTRICT, BEING A PART OF AN UNNUMBERED TRACT ON THE UNRECORDED MAP OF MARTHONNA DESCRIBED AS FOLLOWS: BEGINNING AT A POINT IN THE EASTERLY MARGIN OF GRAYCROFT ROAD, THE NORTHWESTERLY CORNER OF THE PROPERTY CONVEYED TO SAM ROY KYLE AND WIFE, CARY P. KYLE BY DEED FROM GEORGE P. HOWELL AND WILLIAM H. HOWELL OF RECORD IN BOOK 2639, PAGE 17, REGISTER'S OFFICE FOR SAID COUNTY; THENCE NORTHERLY WITH THE MARGIN OF SAID ROAD 100 FEET TO A POINT; THENCE SOUTH 87 DEG. 15 MIN. EAST 269.1 FEET MORE OR LESS TO A POINT IN THE WESTERLY LINE OF BLOCK "C" ON THE UNRECORDED MAP OF MARTHONNA; THENCE SOUTH 2 DEG. 50 MIN. WEST WITH SAID LINE 100 FEET TO A POINT; THE NORTHWEST CORNER OF SAID KYLE PROPERTY; THENCE NORTH 87 DEG. 15 MIN. WEST WITH THE NORTHERLY LINE OF SAID KYLE PROPERTY 268 FEET MORE OR LESS TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO WITHIN NAMED GRANTORS BY QUITCLAIM DEED AS OF RECORD IN BOOK 10707, PAGE 296, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

THIS INSTRUMENT WAS PREPARED WITH INFORMATION SUPPLIED BY THE GRANTEES &/OR GRANTORS. NO TITLE EXAMINATION WAS PERFORMED TO VALIDATE THE ACCURACY OF TITLE. THEREFORE THE PREPARER DOES NOT ACCEPT LIABILITY FOR THIS INSTRUMENT.

This is
( ) unimproved
(X) improved
property known as **107 S. Graycroft Ave., Madison, TN 37115**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness my/our hand (s) this the 4 day of April, **2013.**

Jimmy D. Snow
Jimmy D. Snow

Glenda F. Snow
Glenda F. Snow

STATE OF Tennessee
COUNTY OF Davidson

On this the 4 day of April, 2013, before me personally appeared **Jimmy D. Snow and Glenda F. Snow**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 4 day of April, 2013.

Notary Public

ALISON RODGERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 08-17-2015

My Commission Expires: 8-17-2015

RETURN TO:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212