BILL GARRETT, Davidson County
Trans:T20130041496 DEEDQC
Recvd: 05/17/13 14:46 4 pgs
Fees:27.00 Taxes:0.00
20130517-0050214

This Instrument was prepared by: Patricia P. Kryder and Roger D. Scruggs, Jr., King & Ballow, Attorneys at Law, 315 Union Street, Suite 1100, Nashville, Tennessee 37201 based upon information provided by the Parties. No title opinion requested.

QUITCLAIM DEED

Address and New Owners are as Follows:	Send Tax Bills to:	Map Parcel Number:
Julia Darlene Miller George Bennett Miller Carrie Lee Miller Martin Van Sherrill, II 931 Kirkwood Avenue Nashville, TN 37204	SAME	118-5-117

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to Julia Darlene Miller, George Bennett Miller, Carrie Lee Miller, and Martin Van Sherrill, II as joint tenants with right of survivorship, the said, Julia Darlene Miller and George Bennett Miller do hereby quitclaim, transfer and convey their interest, right, and title unto Patricia P. Kryder, Trustee, her successors and assigns, the following described tract or parcel of land, to wit:

Land in Davidson County, Tennessee, being the northeasterly part of Lot No. 25 on the Map of the Vaulx Property, not of record, and described as follows:

Such part of said lot fronts 85 feet on the southerly side of Kirkwood Avenue and extends back between parallel lines, 242 feet to a dead line.

Being the same property hereinabove described and conveyed as a life estate to Samuel T. Miller and wife Pearl S. Miller, with the remainder to Julia Darlene Miller, by deed from Robert Greene, Trustee, as of record in Book 7905, page 882, Register's Office of Davidson County, Tennessee. Being the same property hereinabove described and set forth conveyed from Julia Darlene Miller to Talmage M. Watts, Trustee, his successors and assigns, for the express purpose of reconveyance as recorded in Deed Instrument Number 20061117-0142675 Register's Office of Davidson County, Tennessee. Being the same property hereinabove described and set forth conveyed from Talmage M. Watts, Trustee, to to Julia Darlene Miller and George Bennett Miller as joint tenancy with right of

survivorship as recorded in Deed Instrument Number 20061117-0142675 Register's Office of Davidson County, Tennessee.

This is improved property, known as 931 Kirkwood Avenue, Nashville, Tennessee, 37204.

Subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

AND NOW, I, the said Patricia P. Kryder, Trustee, for the express purpose of carrying out the intent of the conveyance, as above set out, do hereby and quitclaim and convey unto Julia Darlene Miller, George Bennett Miller, Carrie Lee Miller, and Martin Van Sherrill, II as joint tenants with right of survivorship, their heirs and assigns, the same property hereinabove described and set forth to which reference is made, and said property is conveyed subject to the same limitations, restrictions, and encumbrances as may affect the premises, as above set forth.

Witness our hands this 16th day of May, 2013.

Julia Darlene Miller
JULIA DARLENE MILLER, Grantor

Patricia P. Kryder
PATRICIA P. KRYDER, Trustee

George Bennett Miller
GEORGE BENNETT MILLER, Grantor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, CELESTINE M. CLIFF, a Notary Public, in and for said County and State, the within-named JULIA DARLENE MILLER, the Bargainer, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the writing instrument for the purposes therein contained.

Witnessed my hand this 16th day of MAY, 2013.

CELESTINE M. CLIFF STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Celestine M. Cliff
NOTARY PUBLIC

My Commission Expires: June 21, 2016

MY COMMISSION EXPIRES: June 21, 2016

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, CELESTINE M. CLIFF, a Notary Public, in and for said County and State, the within-named GEORGE BENNETT MILLER, the Bargainer, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the writing instrument for the purposes therein contained.

Witnessed my hand this 16th day of MAY, 2013.

CELESTINE M. CLIFF
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Celestine M. Cliff
NOTARY PUBLIC

MY COMMISSION EXPIRES:
My Commission Expires: June 21, 2016

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, CELESTINE M. CLIFF, a Notary Public, in and for said County and State, the within-named PATRICIA P. KRYDER, Trustee, the Bargainer, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the writing instrument for the purposes therein contained.

Witnessed my hand this 16th day of MAY, 2013.

CELESTINE M. CLIFF
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Celestine M. Cliff
NOTARY PUBLIC

MY COMMISSION EXPIRES:
My Commission Expires: June 21, 2016

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for the transfer is $0.

Patricia P Kyle
AFFIANT

Subscribed and Sworn to before me, this the 16th day of May, 2013.

CELESTINE M. CLIFF
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Celestine M. Cliff
NOTARY PUBLIC

MY COMMISSION EXPIRES:
June 21, 2016

My Commission Expires: June 21, 2016