BILL GARRETT, Davidson County
Trans:T20130078275 DEEDQC
Recvd: 09/10/13 10:41 2 pgs
Fees:12.00 Taxes:0.00

20130910-0095422

THIS INSTRUMENT PREPARED BY:
Richard A. Northcutt, Attorney
217 Pineway Drive
Nashville, TN 37217

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater, for the transfer is $ - 0 - .

JEANEAN WEST
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF SUMNER

Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF August, 2013.
Notary Public
My Commission Expires: 6-26-2017

FROM:
Janice Whittaker & Ozbourne Adams

TO:
Madeline R. Whittaker

ADDRESS OF NEW OWNER:
Madeline R. Whittaker
2621 Morganmeade Dr.
Nashville, TN 37216

SEND TAX BILLS TO:
Fifth Third Mortgage Co.
5001 Kingsley Dr. MD1MOBS2
Cincinnati, OH 45227

MAP-PARCEL NO.:
#07310004000

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, Janice Whittaker and Ozbourne Adams, hereinafter called the GRANTORS, have bargained and sold, and by these presents do quitclaim and convey unto Madeline R. Whittaker, unmarried, hereinafter called the GRANTEES, their heirs and assigns, all their right, title and interest in and to a certain tract or parcel of land described as follows, to wit:

The following described real estate located in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 48, on the Plan of Moss Rose Estates, which is of record in Plat Book 4860, page 112, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete description of said lot.

And being the same property conveyed to Jewell O. Whittaker and Madeline R. Whittaker, unmarried, by deed from Dennis Rowe and wife, Nancy Rowe and John R. Loughran and wife, Marian Loughran, of record in Book 8365, Page 342, said Register's Office, dated May 31, 1991. The said Jewell O. Whittaker died intestate on March 23, 2001, leaving as Sole Heirs, Madeline R. Whittaker, Sharon Kelly, Janice Whittaker, and Ozbourne Adams. See Affidavit of Heirship of record in Instrument 20130910-0095420, said Register's Office.

This property is not a marital residence and as such is not subject to any homestead, dower or other marital interest as contemplated by T.C.A. 26-2-307 or other similar statute.

The street address of the Real Property is 2621 Morganmeade Dr. – Nashville, TN 37216, ____ Unimproved/ _X_ Improved real property.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, GRANTORS have caused this QUITCLAIM DEED to be executed on this 8th day of August, 2013.

GRANTOR

Janice Whittaker

Janice Whittaker

Ozbourne Adams

JW

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Janice Whittaker and Ozbourne Adams, the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 8th day of August, 2013.

My commission expires: 6-26-2017

Notary Public

JEANEAN WEST
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER