THIS INSTRUMENT PREPARED BY:
Freedom Title Services
109 Hazel Path, Suite 2
Hendersonville, TN 37075

MAP.GROUP.PARCEL: 63/263.00

BILL GARRETT, Davidson County
Trans:T20140019024 DEEDQC
Recvd: 03/21/14 11:38 2 pgs
Fees:12.00 Taxes:0.00
20140321-0023416

NEW OWNERS:
Dorothy Jeane Musselwhite
c/o James B. Closser
1729 Hudson Road
Madison, TN 37115

SEND TAX BILLS TO:
New Owners

QUITCLAIM DEED

This instrument was prepared from information provided by the parties. No title search was performed and no warranties are made by the drafter. By signing this document, both parties acknowledge that no legal or tax advice was rendered by the drafter.

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, JAMES B. CLOSSER, by this instrument **QUITCLAIMS** a life estate interest in the hereinafter described property unto, DOROTHY JEANE MUSSELWHITE, and she shall have full ownership, possession and use, during the term of the her natural life, of the property described as follows:

> Land in the 9th Councilmanic District, formerly the 11th Civil District, of Davidson County, Tennessee, being Lot No. 1 of William J. Dillard Lot on Hudson Road of record as Instrument No. 20020213-0019170 in the Register's Office for Davidson County, Tennessee, described as follows:
>
> Beginning at an iron pin in the southerly margin of Hudson Road, said pin being the most northwest corner of said herein described Lot No. 1 and also being the most northeast corner of the tract conveyed to Patricia Layhew, recorded as Instrument No. 20020128-0011734, Register's Office for Davidson County, Tennessee; thence north 80 deg. 46' 27" East with the southerly margin of Hudson Road, 120.05 feet to an iron pin in said margin; thence South 11 deg. 54' 06" East 333.67 feet, severing said Lot No. 1 with the westerly line of William J. Dillard property as of record in Book 5883, Page 698, said Register's Office to an iron pin; thence South 80 deg. 46' 27" West 120.05 feet, severing said Lot No. 1 from the tract; thence North 11 deg 54' 06" West with Layhew's easterly line 333.67 feet to the point o f beginning, containing 0.919 acres, more or less.
>
> Being the same property conveyed to Dorothy Jeane Musselwhite by Deed of record in Instrument No. 20020403-0040469, Register's Office for Davidson County, Tennessee.

The subject property is improved property known as 1522 Hudson Road, Madison, TN 37115.

The Grantor herein, expressly retains ownership of all remaining interests in the property not otherwise conveyed herein.

JAMES B. CLOSSER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for State and County aforesaid, personally appeared the within named, JAMES B. CLOSSER, the bargainer with whom I am personally acquainted, and acknowledged that she execute the foregoing document for the purposes therein contained.

Witness my hand and official seal this the 10th day of May, 2012.

Martha Hansen
Notary Public
My Commission Expires: 2/17/14

MARTHA HANSEN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is none.

Dolores L. Underhill
AFFIANT

Sworn to and subscribed before me, this 10th day of May, 2012.

Martha Hansen
Notary Public
My Commission Expires: 2/17/14

MARTHA HANSEN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY