This instrument prepared by Mary Ann Evans, Property Owner, 1533 Voss Road, Columbia, TN 38401

Map Parcel Numbers: 052-01-0-007.00

BILL GARRETT, Davidson County
Trans:T20140049753 DEEDQC
Recvd: 07/11/14 14:47 3 pgs
Fees:17.00 Taxes:0.00
20140711-0061410

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, I, **MARY ANN HUNT EVANS, Trustee** with the full power to bargain, sell, transfer and convey said property, do hereby transfer, convey and quitclaim unto **MICHAEL A. GRAVES,** his heirs and assigns, all right, title and interest I have in and to the following described real estate situated and being located in Davidson County, Tennessee, being more particularly bounded and described as follows, to-wit:

> Being Lot Number 12 of Block C Crittenden Estates, of record in Book 974, Page 69, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more particular description.
>
> Being the same property conveyed to the Grantor herein by Warranty Deed dated July 7, 2010, from Fannie Mae A/K/A Federal National Mortgage Association of record as Instrument Number 20100726-0058246, Register's Office for Davidson County, Tennessee.
>
> This is improved real estate located at 317 Harris Street, Madison, TN 37115.

NO BOUNDARY SURVEY WAS MADE AT THE TIME OF THIS CONVEYANCE WITH THE LEGAL DESCRIPTION BEING THE SAME AS THE PREVIOUS DEED OF RECORD.
THIS DEED PREPARED SOLELY UPON INFORMATION CONTAINED IN THE WARRANTY DEED TO THE GRANTOR REFERENCED ABOVE. NO REPRESENTATIONS OR WARRANTIES AS TO THE STATUS OF TITLE OR CONDITION OF THE PROPERTY HAS BEEN MADE BY THE PREPARER. FURTHER, THE PURPOSE OF THIS TRANSFER IS TO CONVEY THE SUBJECT PROPERTY FROM ONE FAMILY MEMBER TO ANOTHER.

IN WITNESS WHEREOF, I have hereunto set my hand, this the 15th day of May, 2014.

Mary Ann Hunt Evans
MARY ANN HUNT EVANS

NOTARY ACKNOWLEDGEMENT

STATE OF TENNESSEE
COUNTY OF MAURY

Personally appeared before me, the undersigned authority, a Notary Public in and for the above County and State, the within named **Mary Ann Hunt Evans**, Trustee, the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the foregoing instrument for the purposes therein expressed and contained.

Witness my hand and seal at Columbia, Tennessee, this the ~~25th~~ 15th day of May, 2014.

NOTARY PUBLIC

MICHELE CHILDERS
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY, TENN.

My Commission Expires: 01-19-2016

O A T H

MARY ANN HUNT EVANS, Trustee, being duly sworn, deposes and says, under penalties of perjury, that the consideration or value, whichever is greater, for transfer of the property described herein is $-0-.

Mary Ann Hunt Evans
Mary Ann Evans

Sworn to and subscribed before me, this the 15th day of May, 2014.

NOTARY PUBLIC

MICHELE CHILDERS
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY, TENN.

My Commission Expires: 01-19-2016

NAME AND ADDRESS OF OWNER:

Michael A. Graves
123 East Cedar Street
Goodlettsville, TN 37072

NAME AND ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR TAXES: **NEW**

Michael A. Graves
123 East Cedar Street
Goodlettsville, TN 37072