THIS INSTRUMENT PREPARED BY: Homer R. Ayers, Attorney at Law
100 New Long Hollow Pike, Goodlettsville, Tennessee 37072

0789

QUITCLAIM DEED BOOK 5792 PAGE 171

ADDRESS NEW OWNER(S):	SEND TAX BILL TO:	MAP-PARCEL NO.
I. W. Wallace, etux 313 Fannin Drive Goodlettsville, Tenn.	SAME	18-12 Par 44 Is

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CHECK

THIS QUITCLAIM DEED made and entered into on the day and date last written by and between I. W. Wallace, hereinafter referred to as the Grantor, and I. W. Wallace and wife, Wanda Lou Wallace, hereinafter referred to as the Grantee;

W I T N E S S E T H:

That for and in consideration of the sum of One and No/100 ($1.00) Dollar cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, I, I. W. Wallace, in full accordance with T.C.A. 64-109 have this day sold and do hereby transfer and convey all of my right, title and interest in the property below described to I. W. Wallace and wife, Wanda Lou Wallace with the full intent and purpose to vest the said I. W. Wallace and wife, Wanda Lou Wallace with title thereto in fee simple and by this conveyance the said I. W. Wallace and wife, Wanda Lou Wallace, their heirs and assigns, are hereby vested with title in fee simple to said real estate in Davidson County, Tennessee, described as follows:

> Being Lot No. 38 on the Revision Plat of Mansker Heights, Section II, as of record in Plat Book 3106, Page 16, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 38 fronts 100 feet on the westerly side of Fannin Drive and runs back between line 286.1 feet on the northerly line and 309.7 feet on the southerly line, to a dead line in the rear upon which it measures 102.4 feet thereon.
>
> Being the same property conveyed to I. W. Wallace by Quitclaim Deed from Nellie Elizabeth Wallace of record in Book 5221, Page 858, Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, I. W. Wallace has hereunto set his hand this the 21st day of August, 1981.

I. W. Wallace

STATE OF TENNESSEE:

COUNTY OF DAVIDSON:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named I. W. Wallace, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Goodlettsville, Tennessee, this the 21st day of August, 1981.

Claudia B Davis
NOTARY PUBLIC

My commission expires: 4-18-82

STATE OF TENNESSEE:

COUNTY OF DAVIDSON:

The actual consideration or value, whichever is greater, for this transfer is $ NONE .

I. W. Wallace
AFFIANT

Subscribed and sworn to before me, this the 21st day of August, 1981.

Claudia B. Davis
NOTARY PUBLIC

My commission expires: 4-18-82

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IDENTIF. T REFERENCE

SEP 8 1 28 PM '81

FELIX 2 [illegible] REGISTER
DAVIDSON COUNTY, TENN.