BOOK 8025 PAGE 227

FORM No. WD-1

QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION ~~OR VALUE OF~~ FOR THIS TRANSFER IS $ -0-

James Scott Davis
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF January, 19 90

Joy C. Travis
Notary Public

MY COMMISSION EXPIRES My Commission Expires Nov. 21, 1992
(AFFIX SEAL)

NOTARY PUBLIC LAKE CO. STATE OF TENN.

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON —25 CENTURY BOULEVARD, SUITE 405—NASHVILLE, TN 37214

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Juanita Petty Davis (NAME)	James E. McGehee & Company, Inc. (NAME)	98-5
524 New Castle Lane (STREET ADDRESS OR ROUTE NUMBER)	6055 Primacy Pky., Suite 410 (STREET ADDRESS)	62
Hermitage, TN 37076 (CITY) (STATE) (P.O. ZIP)	Memphis, TN 38119 (CITY) (STATE) (ZIP)	4D-16211

FOR AND 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, WE, James Scott Davis

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Juanita Petty Davis

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ~~A CERTAIN TRACT OR PARCEL OF LAND IN COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO WIT:~~ all their right, title and interest in and to that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to wit:

LAND in Davidson County, Tennessee, being Lot No. 180 on the plan of Section 9, Lake Park, of record in Book 4955, page 38, Register's Office for said County.

SAID Lot No. 180, which is a corner lot, fronts 109.60 feet on the easterly margin of Oak Harbor Cove and fronts 103.00 feet on the northeasterly margin of Newcastle Lane, said frontages being joined by a curve having a length of 39.27 feet, and extends back 93.0 feet on the southeasterly line and 155.86 feet on the northeasterly line to a point of intersection.

Being the same property conveyed to James Scott Davis and wife, Juanita Petty Davis by deed from Alexander Peoples and wife, Betty Jean R. Peoples of record in Book 6158, page 855, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions of record.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust of record in Book 5411, page 585 of the Register's Office for Davidson County, Tennessee, to McNeill Mortgage & Investment Company, Inc. (assigned to James E. McGehee and Company, Inc.), which the grantees herein hereby assumes and agrees to pay. The escrow account in connection with said loan is hereby transferred to the grantee herein.

unimproved ( ) This is improved (X) property, known as 524 New Castle Lane, Hermitage, TN 37076
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

~~WITNESS my hand, covenant with the said GRANTEES, their heirs and assigns, that said grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unincumbered, except as stated herein, and that grantor will forever warrant and forever defend the title to said land to the said grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.~~ 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.

Witness my hand this 11th day of January, 19 90

James Scott Davis

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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 James Scott Davis

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 Nashville, Tennessee, this 11th day of January, 19 90

Commission expires My Commission Expires Nov. 21, 1992

Joy C. Blakey
Notary Public

NOTARY PUBLIC STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF

Before me, a Notary Public within and for the State and County aforesaid, personally appeared and with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the and respectively of the the within named bargainor, and corporation, and that (he) / (they) as such and being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said as such, and attesting the same by the said as such

Witness my hand and official seal at office at on this the day of 19

My commission expires

Notary Public

QUITCLAIM DEED

FROM

James Scott Davis

TO

Juanita Petty Davis

RETURN TO:

CUMBERLAND TITLE COMPANY, INC.
25 Century Boulevard, Suite 405
Nashville, TN 37214

EDWARD SEDDON
ATTORNEY - AT - LAW
25 Century Boulevard, Suite 405
Nashville, TN 37214

96138.

IDENTIFICATION REFERENCE

JAN 12 3 39 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

RECEIVED

HSWJTO TOTO 01/12 0149 6.00