BOOK 9402 PAGE 461

69290
IDENTIF. & REFERENCE
PICK-UP

94 JUL -8 PM 1:04
FELIX ... REGISTER
DAVIDSON COUNTY, TN.

PREPARED BY: Bobby D. Davis, Attorney at Law
2021 N. Gallatin Road, Suite 132
Post Office Box 649
Madison, Tennessee 37115

NAME/ADDRESS OF NEW OWNER:

Imogene A. Tidwell
1133 Antioch Pike
Nashville, TN 37211

SEND TAX BILLS TO:

Same as above

MAP/PARCEL NUMBERS:

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

The actual consideration or value for this transfer is $ -0-

Bobby D. Davis
AFFIANT

Subscribed and sworn to before me this 8th day of July, 1994.

B. Edwards - Dep. Reg.
NOTARY PUBLIC

~~My Commission Expires:~~ _____

## QUITCLAIM DEED

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, We, **C. E. Tidwell and wife, Imogene A. Tidwell**, by these presents do hereby quitclaim and convey unto **Imogene A. Tidwell**, her successors and assigns, all my right, title and interest in and to a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Tract One:

A tract of land in the 5th, formerly the 7th, Civil District of Davidson County, Tennessee, being Lot "B" on the Map of a partition of Edwards Lands, not of record, described according to a survey made by Z. J. Wilkinson, Surveyor, June 13, 1950, as follows:

0504 13316

134-15-8

Beginning in the center of Ezell Road at the southeast corner of the property conveyed to Robert J. Edwards by deed from Viva S. Edwards, et al, of record in Book 1908, page 405, Register's Office for said County; thence with Edwards' southeasterly line South 51 degrees 54 minutes west 231.9 feet to the center of Antioch Pike; thence with the center of said Pike South 36 degrees 30 minutes east 91.7 feet; thence North 54 degrees 10 minutes East 145.6 feet to the center of Ezell Road; thence with the center of said Road North 4 degrees 07 minutes East 133.2 feet to the beginning.

Being the same property conveyed to C. E. Tidwell and wife, Imogene A. Tidwell, by deed from Sidney P. Rosenblum and wife, Elizabeth Rosenblum, of record in Book 3070, Page 41, Register's Office for Davidson County, Tennessee.

Tract Two:

A tract of land in the 5th, formerly the 7th, Civil District of Davidson County, Tennessee, being Lots "A" and "C" on the Map of a partition of Edwards Land, not

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MADISON, TENNESSEE
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of record, described together according to a survey made by Z. J. Wilkinson, Surveyor, June 13, 1950, as follows:

05DU 13311

134-15-7

Beginning in the center of Ezell Road, the southerly line of the Mason property; thence with said line north 89 degrees 49' west 110.5 feet to the southeasterly line of the Temple Heirs' property; thence with said line south 39 degrees 14' west 212.3 feet to the center of Antioch Pike; thence with the center of said Pike, south 36 degrees 30' east 92.8 feet to the corner of tracts "B" and "?"; thence with the line between tracts "A", "C" and "B" north 51 degrees 54' east 231.9 feet to the center of Ezell Road; thence with the center of said Road, north 4 degrees 07' east 95.7 feet to the beginning.

Being the same property conveyed to C. E. Tidwell and wife, Imogene A. Tidwell, by deed from Robert J. Edwards and wife, Mildred E. Edwards, of record in Book 2856, page 133, Register's Office of Davidson County, Tennessee.

Tract Three:

Land in Davidson County, Tennessee, being Lot No. 191 on the Plan of Hazelwood as of record in book 4060, page 54, Register's Office for said County.

148-12-150

Beginning on the northerly margin of Richard's Road at the common corner of lots 190 and 191; thence with the line between said two lots northerly 95.0 feet; thence north 33° 07' east 112.37 feet; thence north 88° 46' 20" east 19.99 feet; thence south 0° 50' west 190.73 feet to the northerly margin of Richard's Road; thence with the northerly margin of said Road westerly 80 feet to the beginning.

Being the same property conveyed to E. E. Tidwell and wife, Imogene Tidwell, by deed from E. B. Woodruff and wife, Hazel C. Woodruff, of record in Book 4210, Page 164, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to ten-foot public utilities and drainage easement, 30-foot building setback line from Richards Road and conditions of owners certificate as shown on plan of record in Book 4060, page 54, RODC, Tennessee, and to restrictive covenants contained in an instrument of record in Book 3957, page 552, and made applicable to premises by instrument of record in Book 4087, page 379, RODC, Tennessee.

This property is known as 836 Richards Road.

Tract Four:

M 148-12
P 48

Land in Davidson County, Tennessee, being Lot No. 190 on the Plan of Hazelwood as of record in book 4060, page 54, Register's Office for said County.

Beginning on the northerly margin of Richard's Road at the common corner of Lots 190 and 191; thence with the line between said two lots northerly 95.0 feet; thence westerly 121.0 feet to the easterly margin of Artelia Drive; thence southerly 70.0 feet to the beginning of a curve; thence around said curve which has a radius of 25.0 feet southeasterly 39.27 feet to the northerly margin of Richard's Road; thence with the northerly margin of said Road 96.0 feet to the beginning.

Being the same property conveyed to C. E. Tidwell and wife, Imogene Tidwell, by deed from E. B. Woodruff and wife, Hazel C. Woodruff, of record in Book 4239, Page 274, Register's Office of Davidson County, Tennessee.

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This conveyance is made subject to easements, setback lines and conditions of owners certificate as shown on plan of record in Book 4060, page 54, easement for sewer main granted First Suburban Water utility District of record in Book 3954, page 651, RODC, Tennessee, and to restrictive covenants contained in an instrument executed by R. B. Woodruff and wife, of record in Book 3957, page 552, and made applicable to premises by instrument of record in Book 4087, page 379, said Register's Office.

This property is known as 838 Richards Road.

Tract Five:

133-5-35
06DA38286

Being Lot No. 368 on the Map of Sunrise Heights Second Plan, as of record in Book 521, page 46, Register's Office for Davidson County, Tennessee.

Said Lot No. 368 fronts fifty (50') feet on the southerly side of Veritas Street and runs back between parallel lines one hundred fifty (150') feet to a dead line.

Being the same property conveyed to C. E. Tidwell and wife, Imogene A. Tidwell, by deed from Geneva Eaves, a widow, of record on Page 2794, Page 274, RODC, Tennessee.

This property is known as 533 Veritas Street.

Tract Six:

133-2-270
06DA55977

Being Lot No. 8 (previously part of Lots No. 7, 8, and 9 - Lots 7 and 9 having been previously sold) on the Plan of Subdivision of certain lots in Nolan Heights, of record in Book 332, page 162, Register's Office of Davidson County, Tennessee.

Lot No. 8 adjoins with Lots No. 7 and 9 and fronts 150 feet on the north side of Chilton Street and run back between parallel lines 160 feet to an alley.

Being the same property conveyed to C. E. Tidwell, et ux, by deed from Clifton Taylor and wife, Mary P. Taylor, of record in Book 2593, Page 425, Register's Office of Davidson County, Tennessee.

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

Whenever used herein, **CLAUDE E. TIDWELL, CLAUDE TIDWELL,** or **C. E. TIDWELL** are one and the same person; and, **IMOGENE A. TIDWELL, IMOGENE TIDWELL, or IMOJEAN A. TIDWELL** are one and the same person; and 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 6th day of April, 1994.

C E Tidwell

Imogene A. Tidwell

**PREPARED BY:**
**BOBBY D. DAVIS**
**ATTORNEY AT LAW**
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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, **C. E. Tidwell and Imogene A. Tidwell**, the within-named bargainors, with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 6th day of April, 1994.

Bobby D. Davis
NOTARY PUBLIC

My Commission Expires: 11-22-97

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**BOBBY D. DAVIS**
**ATTORNEY AT LAW**
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