0091904

IDENTIF. ↑ REFERENCE

51-B

BOOK 9769 PG 663

95 AUG 22 AM 11:09

REGISTER

DAVIDSON COUNTY, TN.

This Instrument Was Prepared By:
Gail Smith Bradford
Wyatt, Tarrant & Combs
Suite 1500, Nashville City Center
511 Union Street
Nashville, Tennessee 37219
(6515) 244-0020

QUITCLAIM DEED

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP/PARCEL NO.
Jack D. Scott 151 Fairfield Avenue Nashville, TN 37210	Jack D. Scott 151 Fairfield Avenue Nashville, TN 37210	93-12 26

KNOW ALL MEN BY THESE PRESENTS, that **JACK D. SCOTT** and wife, **WANDA M. SCOTT** (collectively, the "Grantors"), for love and affection (and no monetary consideration), the receipt and sufficiency of which are hereby acknowledged, for the purpose of destroying the tenancy by the entirety that now exists between the Grantors, do hereby quitclaim and convey unto each of Jack D. Scott and Wanda M. Scott (collectively, the "Grantees"), their respective heirs and assigns, a Fifty Percent (50%) undivided interest, each to hold such interest as his or her sole and individual property as a tenant-in-common with the other, in and to the following described real estate located in Nashville, County of Davidson, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lots Nos. 61, 62, 63, and 64 on the Plan of Pageot's Fairfield Village, as of record in Book 21, page 82, Register's Office for said County, described as follows:

BEGINNING at a point located at the intersection of the easterly right-of-way of Fairfield Avenue and the southerly right-of-way of Willow Street; thence along the southerly right-of-way of Willow Street, South 83° 42' 13" East a distance of 206.00 feet to a point; thence leaving said street, along the East line of Lot 61, South 5° 28' 52" West a distance of 170.00 feet to a point in the North line of a 20 foot alley; thence along the North line of said alley, North 83° 42' 13" West a distance of 226.00 feet to a point on the easterly right-of-way of Fairfield Avenue; thence along said easterly right-of-way of Fairfield Avenue, North 12° 37' 07" East a distance of 171.17 feet to the point of beginning.

BEING the same property conveyed to Jack D. Scott and wife, Wanda M. Scott, by deed from Matlock Truck Body and Trailer Corp., formerly Matlock and Cope Truck Body Mfg. Corp., of record in Book 5124, page 555, said Register's Office.

The legal description contained herein is the same as that contained in the previous deed of record.

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

unimproved ( )
This is improved (X) property, known as 151 (House Number) Fairfield Avenue, (Street) Nashville, (P.O. Address) Tennessee (City or Town) 37210 (Postal Zip)

IN TESTIMONY WHEREOF, this instrument has been executed by the Grantors, this the 18th day of August, 1995.

Jack D. Scott
JACK D. SCOTT

Wanda M Scott
WANDA M. SCOTT

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned authority, a Notary Public in and for the aforesaid state and county, personally appeared **JACK D. SCOTT**, to me known to be the person described therein (or who proved to me to be the same on a satisfactory basis) and who acknowledged that the foregoing instrument was executed by him for the purposes therein contained.

Witness my hand and seal at office in the aforesaid state and county this 18th day of August, 1995.

Gail Smith Sadford
Notary Public

My Commission Expires:
March 22, 1997

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned authority, a Notary Public in and for the aforesaid state and county, personally appeared **WANDA M. SCOTT**, to me known to be the person described therein (or who proved to me to be the same on a satisfactory basis) and who acknowledged that the foregoing instrument was executed by her for the purposes therein contained.

Witness my hand and seal at office in the aforesaid state and county this 18th day of August, 1995.

Gail Smith Sadford
Notary Public

My Commission Expires:
March 22, 1997

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

I, hereby swear or affirm that to the best of affiants knowledge, information, and belief, the actual consideration for this transaction is $ -0-.

Jack D. Scott
Affiant

Subscribed and sworn to before me,
this the 18th day of August, 1995.

Gail Smith Sadford
Notary Public

My Commission Expires:
March 22, 1997

NOTE TO REGISTER'S OFFICE: This conveyance destroying a tenancy by the entirety is exempt from the payment of the privilege tax under T.C.A. § 67-4-409 (a)(3)(A).

H:\BRAD\SCOTT2.DED (August 18, 1995; 3:39pm)

97 12 08/22/1995 03:01 PM FEE
B 0.00