BOOK 9824 PG 431

**Prepared by:**

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**A Professional Corporation**
**One American Cetner**
**3100 West End Avenue, Suite 1050**
**Nashville, TN 37203**
**(615) 292-8300**

# QUITCLAIM DEED

| ADDRESS NEW OWNER: | SEND TAX BILLS TO: | MAP/PAR. |
|---|---|---|
| Molly Ann Bond<br>6537 Clarksville Highway<br>Nashville, TN 37082 | Molly Ann Bond<br>6537 Clarksville Highway<br>Nashville, TN 37082 | Map 18-15<br>Parcel 5 |

**FOR AND IN CONSIDERATION** of One Dollar ($1.00), the receipt of which is hereby acknowledged, Johnnie Bond, Jr., Grantor, by these presents and for the purpose of vesting his spouse, Molly Ann Bond, with title in fee simple to the property described herein, does hereby quitclaim and convey unto Molly Ann Bond, Grantee, her successors and assigns, all of his right, title and interest in and to the following described tract of land:

> Land in Davidson County, Tennessee, being Lot No. 77 on the Plan of the 2nd Revision of the Moncrief Subdivision, not of record, described according to a survey by John Kohl, dated August 4, 1967, as follows:
>
> Beginning at a point on the westerly margin of Moncrief Avenue at an iron pin, common corner of Lot No. 78; thence with the curve of Moncrief Avenue in a southwesterly direction 115.6 feet to an iron pin; thence North 60 deg. West 177.5 feet to an iron pin; thence North 9 deg. 22' East 124 feet to an iron pin and corner of Lot No. 78; thence with the line between lots 77 and 78, South 59 deg. 45' East 259.6 feet to the point of beginning.
>
> Being the same property conveyed to Johnnie Bond, Jr. and wife, Molly Ann Bond, from Alease J. Hagwood, an unmarried person, by Deed of record in Book 9179, Page 409, Register's Office for Davidson County, Tennessee.
>
> This property is known as 542 Moncrief Avenue, Goodlettsville, Tennessee 37072.

The legal description stated above has been taken from the prior deed conveying the interest in said property to Grantor and Grantee. The draftsperson assumes no liability as to the accuracy

thereof. This transfer is by quitclaim and the Grantor makes no warranties about the title.

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

**WITNESS MY HAND** this 13th day of September, 1995.

Johnnie Bond Jr.
Johnnie Bond, Jr.,
Grantor

**STATE OF TENNESSEE)**
**COUNTY OF DAVIDSON)**

Personally appeared before me Connie L. Bornstein, a Notary Public of this County, Johnnie Bond, Jr. the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

**WITNESS MY HAND**, at office, this 13th day of September, 1995.

Connie L. Bornstein
Notary Public
My Commission Expires: 6/2/96

CONNIE L. BORNSTEIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. MY COMMISSION EXPIRES JUNE 2, 1996

95 OCT 11 AM 10:08
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

0110926
IDENTIFICATION REFERENCE

MAIL ENV.

**THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER IS $-0-.**

Molly Ann Bond
**Molly Ann Bond,**
**Grantee**

**Sworn and subscribed to before me this 13th day of September, 1995.**

Connie L. Bornstein
**Notary Public**

**My Commission Expires:** 6/2/96

CONNIE L. BORNSTEIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. MY COMMISSION EXPIRES JUNE 2, 1996

24 10/11 0101 03CHECK 8.00