BOOK 10781 PG 463

59

QUITCLAIM DEED

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

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF January 19 98

Notary Public

MY COMMISSION EXPIRES: ~~November 28, 1998~~ 3/24/01
(AFFIX SEAL)

RODERICK J. NAVIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

N0198-035R

THIS INSTRUMENT WAS PREPARED BY
SECURITY ESCROW & TITLE CO., 1005 8th Avenue South, Nashville, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ola Mai Gardner (NAME)	SAME (NAME)	MAP 104-8
1603 Villa Place (ADDRESS)	(ADDRESS)	PARCEL 373
Nashville, Tennessee 37212 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, Ola Mai Gardner, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND QUITCLAIMED, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ola Mai Gardner and Eva Gardner, both unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, 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 the northerly 55 feet of Lot No. 53 in O.B. Hayes Plan of large lots called "Rokeby", as of record in Book 21, page 87, Register's Office for said County.

Said part of said Lot No. 53 fronts 55 feet on the westerly side of Villa' Place and extends back between parallel lines along the southerly line of Lot No. 48, 150 feet, more or less, to an alley.

Being the same property conveyed to Joe D. Gardner and wife Ola Mai Gardner by deed from Eddie T. Goins and wife Millicent C. Goins of record in Book 4123, Page 827, Register's Office for said County. Said Joe D. Gardner now being deceased.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, easements and rights-of-way for public utilities of record.

unimproved ( )
This is improved (X) property, known as 1603 Villa Place, Nashville, Tennessee 37212
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 28th day of January, 19 98

Ola Mai Gardner
Ola Mai Gardner

10781 PG 464

RODERICK J. NAVIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

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 Ola Mai Gardner, unmarried

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 28th day of January 19 98.

Commission expires ~~November 28, 1998~~ 3/24/01

Notary Public

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 _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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

98 FEB -4 AM 8:45

DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE

9430 02/04 0101 03CHECK

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