0473864

IDENTIFICATION REFERENCE

98 AUG 12 AM 8:19

REGISTER
DAVIDSON COUNTY, TN.

This instrument prepared by:
BOBBY D. DAVIS
Attorney at Law
101 Shepherd Hills Drive
Madison, Tennessee 37115

ADDRESS NEW OWNER:
Calvin Winston McGee
2833 Bronte Avenue
Nashville, Tennessee 37216
Map72-10
Parcel 124

PICK-UP

SEND TAX BILLS:
Same

BOOK 11062 PAGE 65

QUITCLAIM DEED

THIS INDENTURE made this 5th day of August, 1998 between Marsha Theresa Bailey, William McGee, Calvin Winston McGee, George Thomas McGee, and Mayme Anita Spencer, as heirs of George G. McGee, Jr., deceased, (hereinafter referred to as "Grantors"), and Calvin Winston McGee, (hereinafter referred to as "Grantee"),

WITNESSETH: That the said Grantors, for and in consideration of the sum of One Dollar ($1.00) cash in hand paid by the said Grantee, the receipt of which is hereby acknowledged, said Grantors have bargained, sold, remised, released, and QUITCLAIMED, and do hereby bargain, sell, remise, release and QUITCLAIM unto Calvin Winston McGee, his heirs and assigns, their interest in the following described property, to wit:

> LAND in the 11th, formerly 18th Civil District of Davidson County, Tennessee, described as follows:
>
> BEGINNING at a point in the westerly margin of Bronte Avenue, 297 feet southerly from the south margin of Litton Avenue, the southeast corner of the property conveyed to Floyd W. Primrose and wife by deed from A.F. Primrose of record in Book 967, page 781, Register's Office for said county; thence with Floyd W. Primrose's southerly line, in a westerly direction 115 feet, more or less, A.F. Primrose's original west boundary line; thence with said line southerly 75 feet, more or less, to a point; thence easterly 111 feet 6 inches, more or less, to the westerly margin of Bronte Avenue; thence northerly with the westerly margin of said Avenue, 75 feet, more or less, to the point of beginning.
>
> BEING the same property conveyed to George G. McGee, Jr. and wife, Mattie S. McGee by deed from Henry L. Eskew and wife, Annie Ruth Eskew by deed of record in Book 3875, page 543, Register's Office for Davidson County, Tennessee. George G. McGee, Jr., having deceased on August 17, 1996 and wife, Mattie S. McGee having deceased on May 13, 1992.
>
> This is improved property known as 2833 Bronte, Nashville, Tennessee.

All estate, right, title and interest of the Grantors therein, with the hereditaments and appurtenances thereto appertaining, hereby releasing all claims to therein. Whenever in this instrument at a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

This deed is prepared soley on the basis of information furnished. No legal advice is being given to the parties hereto. This deed contains no warranties of title, either expressed or implied. This deed shall only convey the interest owned by the Grantors herein, but not further and shall be subject to any and all claims, obligations and impediments of title that may exist. We do hereby disclaim any knowledge or liability for claims that may be had by persons or entities other than the Grantors herein.

IN WITNESS WHEREOF, the parties hereto have duly executed the foregoing on the day and year first above written.

Marsha Theresa Bailey
MARSHA THERESA BAILEY

William McGee
WILLIAM McGEE

Calvin Winston McGee
CALVIN WINSTON McGEE

George Thomas McGee
GEORGE THOMAS McGEE

Mayme Anita Spencer
MAYME ANITA SPENCER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, for said County and State appeared, Marsha Theresa Bailey, with whom I am personally acquainted and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes therein contained.

Sworn to and subscribed before me, this the 5th day of August, 1998.

Denise Baker
NOTARY PUBLIC

DENISE BAKER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

My Commission Expires: January 29, 2000

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, for said County and State appeared, William McGee, with whom I am personally acquainted and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

Sworn to and subscribed before me, this the 5th day of August, 1998.

Denise Baker
NOTARY PUBLIC

DENISE BAKER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

My Commission Expires: January 29, 2000

01001 03CHECK 14.00

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, for said County and State appeared, Calvin Winston McGee, with whom I am personally acquainted and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

Sworn to and subscribed before me, this the 5th day of August, 1998.

Denise Baker
NOTARY PUBLIC

My Commission Expires: January 29, 2000

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, for said County and State appeared, George Thomas McGee, with whom I am personally acquainted and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

Sworn to and subscribed before me, this the 5th day of August, 1998.

Kris Alley
NOTARY PUBLIC

KRIS ALLEY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENNESSEE

My Commission Expires: 7-28-2001

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, for said County and State appeared, Mayme Anita Spencer, with whom I am personally acquainted and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes therein contained.

Sworn to and subscribed before me, this the 5th day of August, 1998.

Denise Baker
NOTARY PUBLIC

My Commission Expires: January 29, 2000

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Be the actual consideration or value, whichever is greater, for this transfer is $0.00..

Maria Theresa Bailey
AFFIANT

Subscribed and sworn to before me this the 5th day of August, 1998.

Denise Baker
NOTARY PUBLIC

My Commission Expires: January 29, 2000