052649

IDENTIF. & REFERENCE

**THIS INSTRUMENT PREPARED BY:**

**LEFKOVITZ & LEFKOVITZ**
**530 CHURCH STREET, SUITE 202**
**NASHVILLE, TENNESSEE 37219**
**(615) 256-8300**

98 DEC 17 PM 12:41

REGISTER
DAVIDSON COUNTY, TN.

**MAP 81-08**
**PARCELS 24 and 25**

**ADDRESS NEW OWNER AS FOLLOWS:**

mail
**Nelly Makhlouf**
**904 Buchanan Street**
**Nashville, TN 37208**

**SEND TAX BILLS TO:**

**Nelly Makhlouf**
**904 Buchanan Street**
**Nashville, TN 37208**

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

BOOK 11257 PAGE 42

**THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,000.00.**

**Affiant**

**Subscribed and sworn to me, this the 18 day of December, 1998.**

**Notary Public**

**My Commission Expires:** 5/28/2000.

NOTARY PUBLIC
DAVIDSON COUNTY, TN.

## QUITCLAIM DEED

**FOR AND IN CONSIDERATION of Ten Dollars ($10.00), and other good and valuable consideration, ZIAD MUTLAK, ("Grantor"), by its presents, does hereby quitclaim and convey unto NELLY MAKHLOUF, ("Grantee"), her heirs and assigns, all of his right, title and interest, in and to the following described land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows:**

**Tract 1, Tract II, and Tract III, more particularly described in Exhibit A which is attached hereto and incorporated herein by this reference (the "Property").**

**Being part of the same property conveyed to Ziad Mutlak & Nelly Makhlouf and Alice Farah, by deed of record in Book 10125, Page 648, Register's Office for Davidson County, Tennessee.**

**This QuitClaim is subject to any and all existing restrictions and easements of record.**

**IN WITNESS WHEREOF, Grantors have executed this instrument on this the 18th day of Dec, 1998.**

**Ziad Mutlak, Grantor**

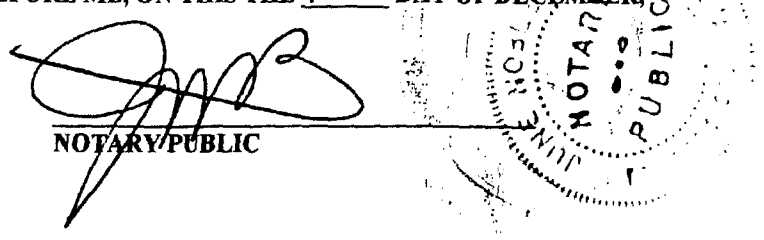
**Nelly Makhlouf , Grantee**

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

**PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, THE BARGAINOR, ZIAD MUTLAK AND NELLY MAKHLOUF WITH WHOM I AM PERSONALLY ACQUAINTED (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE), AND WHO UPON OATH ACKNOWLEDGED**

**THAT HE EXECUTED THE WITHIN INSTRUMENT FOR THE PURPOSES THEREIN CONTAINED.**

**SUBSCRIBED AND SWORN TO BEFORE ME, ON THIS THE 18 DAY OF DECEMBER, 1998.**



**NOTARY PUBLIC**

BOOK 11257 PAGE 43

1878 12/17 0101 01CASH 22.70

RECORDER'S MEMO
LEGIBILITY OF WRITING, TYPING OR
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED



EXHIBIT A



TRACT I:

Land in Davidson County, State of Tennessee, described as follows:

Being Lots Nos. 1, 2, 3, & 4 on the map of J. L. Valentino's subdivision of Lot No. 1 of the Woodward Plan, called "Maple Grove" of record in Book 57, page 83, Register's Office for Davidson County, more particularly described as follows:

Lot No. 1 of the Woodward Plan called Maple Grove Plan, of record in Book 57, page 83, Register's Office for Davidson County fronts 56 feet on the northerly side of Buchanan Street, formerly Hydes Ferry Pike, and runs back between lines 153 feet on the westerly side and 175 feet more or less on the easterly side along the westerly margin of Ninth Avenue North to an alley in the rear, on which it measures 13 feet.

Lot No. 2 and the easterly 18 2/3 feet of Lot No. 3 join, and front together 51 2/3 feet on the northerly side of Buchanan Street, and run back between lines 150 feet on the west line of the part of Lot No. 3, and 153 feet on the easterly line of Lot No. 2, to an alley on which they measure 51 2/3 feet.

Lot No. 4 and the remaining westerly 15 feet of Lot No. 3 adjoin and front together 48 1/3 feet on the northerly side of Buchanan Street and run back between parallel lines a distance of 150 feet to an alley.

INCLUDED in the above description, but EXCLUDED from this conveyance is that portion of subject property vested in the State of Tennessee for the use and benefit of the Department of Highways by Consent Judgment of record in Book 4173, page 46, said Register's Office, described as follows:

Land in Davidson County, Tennessee, beginning at the intersection of the northerly margin of Buchanan Street and the westerly margin of Ninth Avenue, said point of intersection being the southeasterly corner of Lot No. 1 of the Woodward Plan, of record in Book 57, page 83, Register's Office for Davidson County, Tennessee. Said Lot No. 1 also being part of that tract of land conveyed to Julia A. Waller by deed of record in Book 1338, page 518, Register's Office for Davidson County, Tennessee; thence along the northerly margin of Buchanan Street and the southerly boundary of said tract of land conveyed in Book 1338, page 518, Register's Office for Davidson County, Tennessee, North 75 degrees 33 minutes 46 seconds West 54.19 feet to a point; thence North 4 degrees 51 minutes 19 seconds West 9.74 feet to a point; thence eastwardly along an arc curving to the right and having a radius of 603.96 feet, 45.15 feet to a point on the westerly margin of Ninth Avenue; thence along the westerly margin of Ninth Avenue and the easterly boundary of said Waller tract, South 17 degrees 57 minutes 14 seconds East 26.65 feet to the point of beginning, containing 842 square feet, plus or minus.

Also INCLUDED in the above description, but EXCLUDED from this conveyance is that portion of subject property conveyed to the City of Nashville by deed of record in Deed Book 1129, page 503, said Register's Office, described as follows:

Beginning at the southeast corner of the property belonging to us located at the northwest corner of Ninth Avenue North and Buchanan Street; running thence in a westerly direction, and with the rear line of the present sidewalk located on the northerly side of Buchanan Street 107 feet to a point, said point being approximately 44 feet east of the westerly line of Lot No. 4 in Maple Grove Plan; thence in an easterly direction in line with the rear of the present sidewalk line extended, a distance of 100 feet more or less to a point where said rear sidewalk line extended would intersect the sidewalk now on the westerly side of Ninth Avenue North; thence in a southerly direction with the rear line of said Ninth Avenue sidewalk, a distance of approximately 20 feet to the beginning.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED

BOOK 11257 PAGE 45

BOOK 10125 PG 652

Being part of the same property conveyed to Julia A. Waller by deed from Willis H. Haynes, Trustee, with full power to sell, transfer and convey of record in Book 1338, page 518, said Register's Office.

Being the same property conveyed to Boyde W. Jones by deed from Raymond W. Waller and George David Waller, III, Co-Executors of the Estate of Julia A. Waller (deceased) of record at Book 6701, page 759, Register's Office for Davidson County, Tennessee.

TRACT II:

Land in Davidson County, Tennessee, being Lots Nos. 5 and 6 in the Maple Grove Plan of Lots, as of record in book 57, page 83, Register's Office for said County.

Said Lots Nos. 5 and 6 front together 66 2/3 feet on the northerly side of Buchanan Street and run back between parallel lines 150 feet to an alley.

Being the same property conveyed to Julia A. Waller by deed from Robert T. Mitchell and wife, Hassie Mai Mitchell, of record in Book 2145, page 394, said Register's Office.

Being the same property conveyed to Boyde W. Jones by deed from Raymond W. Waller and George David Waller, III, Co-Executors of the Estate of Julia A. Waller (deceased) of record at Book 6701, page 759, Register's Office for Davidson County, Tennessee.

TRACT III:

Land in Davidson County, Tennessee, being Lots Nos. 7 and 8 and the easterly 24 feet 2 inches of Lot No 9 on the Plan of J.L. Valentino's Subdivision of Lot No. 1 in Woodward's Plan, called Maple Grove, as of record in Book 57, page 83, Register's Office for said County.

Said Lots Nos. 7 and 8 and part of Lot 9 front together 90 feet 10 inches on the northerly side of Buchanan Street and extend back between parallel lines 150 feet to an alley.

Being the same property conveyed to Julia A. Waller by deed from August Cummings Follett and wife, Mabel H. Follett, of record in Book 2864, page 215, said Register's Office.

The said Julia A. Waller having since died and her will of record in Will Book 149, page 649 Probate Court Clerk's Office for Davidson County, Tennessee, authorizing Raymond W. Walle and George David Waller, III, Co-Executors, to sell and convey subject property.

Being the same property conveyed to Boyde W. Jones by deed from Raymond W. Waller and George David Waller, III, Co-Executors of the Estate of Julia A. Waller (deceased) of record at Book 6701, page 759, Register's Office for Davidson County, Tennessee.

REC'D

96 JUL 18 PM 2:44

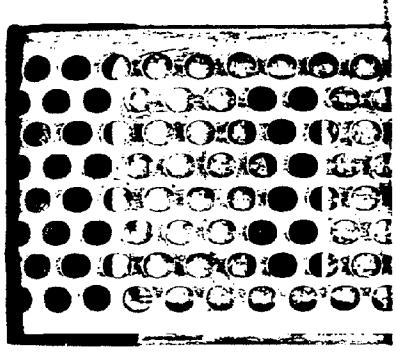
FELIX Z. WILKINS, REGISTER
DAVIDSON COUNTY, TN

$31.00 CHECK 07/18 0101 5.94

0205103

INSTRUMENT # REFERENCE

TOTAL



# OFFICIAL RECEIPT

**BILL GARRETT**
**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

**RECEIVED OF** _____

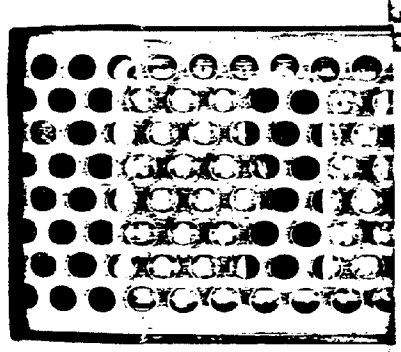
**FOR** _____

BOOK 11257 PAGE 46

| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TX - STATE TAX MORT |
| TD - TRUST DEED | CFEE - COMPUTER FEE | PRFEE - PROBATE FEE |

| | |
|---|---|
| CONT | 1000.00 |
| CON TX | 3.70 |
| PRFEE | 1.00 |
| WDEED | 16.00 |
| CFEE | 2.00 |
| TOTAL | 22.70 |
| CASH | 22.70 |

12/17/98 01 12:41 0001 1878



052649I

IDENTIF. ↑ REFERENCE

98 DEC 17 PM 12:41

REGISTER
DAVIDSON COUNTY, TN.

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

**No.** 1401328