Davidson County DEEDQC
Recvd: 01/23/02 13:14 2pgs
Fees:12.00 Taxes:0.00
20020123-0009157

This Instrument Prepared by.
American Title Company, Inc
125 Glancy Street
Goodlettsville, TN 37072

QUITCLAIM DEED

ADDRESS NEW OWNER
Ambrose W.J. Clay
Andrew W. Clay
Minnie L. Clay
1704 Ashwood Ave.
Nashville, TN 37212

SEND TAX BILLS TO:
Same

MAP & PARCEL
104-16/99

For and in consideration of the sum of Ten Dollars ($10.00) cash in hand paid by Grantee, the receipt of which is hereby acknowledged, Ambrose W. J. Clay and Andrew W. Clay, hereinafter referred to as the GRANTORS, do hereby quitclaim and convey unto Ambrose W. J. Clay and Minnie L. Clay, husband and wife and Andrew W. Clay, hereinafter referred to as GRANTEES, all right, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, being more particularly described as follows:

Being the easterly part of Lot No. 148 on the Plan of Belmont Land Company's Subdivision called Belmont Heights, as of record in Book 421, Page 34, Register's Office for Davidson County, Tennessee.

Said easterly part of Lot No. 148 fronts 50.0 feet on the northerly margin of Ashwood Avenue and runs back between parallel lines, measuring 175.0 feet on each line to a dead line in the rear measuring 50.0 feet thereon.

Being the same property conveyed to Ambrose W. J. Clay and Andrew W. Clay on 02-01-95, by deed from Ambrose W. J. Clay, filed for record on 02-17-95, in Book 9597, Page 182, Register's Office for Davidson County, Tennessee. Also being the same property subject to assertion of claim of Homestead and Interest by Minnie J. Clay, filed of record on 06-01-95 in Book 9688, Page 43 Register's Office for Davidson County, Tennessee.

This is improved property known as 1704 Ashwood Avenue, Nashville, TN 37212.

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

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the GRANTORS have hereunder set their hands this 11th day of January, 2002.

Ambrose W. J. Clay

Andrew W. Clay by Ambrose W. J. Clay Atty-in-fact

by Ambrose W. Clay, Atty in fact.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 11th day of January, 2002 before me, the undersigned, a Notary Public in and for said county and state, personally appeared Ambrose W. J. Clay, 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 and official seal.

C Waters
Notary Public

Commission Expiration: 3-26-05

CHAD WATERS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 26, 2005

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 11th day of January, 2002, before me, the undersigned, a Notary Public in and for said county and state, personally appeared Ambrose W. J. Clay, to me known to be the person who executed the foregoing instrument on behalf of Andrew W. Clay, and who acknowledged that he executed the same as the free act and deed of said Andrew W. Clay.

Witness my hand and official seal.

Notary Public

Commission Expiration: 3-26-05

CHAD WATERS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 26, 2005

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $-0-.

Affiant

Subscribed and sworn to before me, this the 11th day of January, 2002.

C Waters
Notary Public

Commission Expiration: 3-26-05

CHAD WATERS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 26, 2005