Davidson County DEEDQC
Recvd: 01/28/02 11:46 2pgs
Fees:12.00 Taxes:0.00
20020128-0011499

PREPARED BY:
SIDWELL,BARRETT & McCANN, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration is $0.00.

AFFIANT

Subscribed and sworn to before me
this 4th day of January, 2002.

NOTARY PUBLIC

My Commission Expires:

A. SCOTT HUBBARD
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.
My Commission Expires MAR. 27, 2005

ADDRESS OF NEW OWNER:
Blair B. Kallas
915 Cadillac Avenue
Nashville, Tennessee 37204

SEND TAX BILLS TO:
New Owner

Map: 132-9
Parcel: 100.00

QUITCLAIM DEED

In consideration of $10.00, and other good and valuable consideration, **Lars J. Kallas** , Grantor, pursuant to T.C.A. 66-1-110, hereby conveys all of his undivided right, title and interest to the hereinafter described property to **Blair B. Kallas**, Grantee. Said property conveyed herein is described as follows:

> Land in Davidson County Tennessee being part of Lot 26, Plat of Oak Hill Subdivision No. 1, of record in Plat Book 547, page 49, Register's Office for Davidson County, Tennessee.
>
> Said part of said lot 26 fronts 100 feet on the southerly margin of Cadillac Avenue and runs back between parallel lines 300 feet to a dead line.
>
> Being the same property conveyed to Lars J. Kallas and wife, Blair B. Kallas by Warranty Deed from Rachel M. Sanders, of record in Book 10882, page 384, Register's Office for Davidson County, Tennessee.
>
> Said property is conveyed subject to such restrictions, encumbrances, and limitations as may affect the premises.
>
> This is improved property known as 915 Cadillac Avenue, Nashville, Tennessee 37204.

TO HAVE AND TO HOLD said land, together with all of the appurtenances, estate, title and interest thereto belonging to said Grantee, his heirs and assigns, in fee simple forever.

Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purpose thereof, makes this conveyance to Grantee.

IN WITNESS WHEREOF, the said parties hereto have hereunto set their signatures on this the 4th day of January, 2002.

Lars J. Kallas

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Lars J. Kallas**, with whom I am personally acquainted, and who executed the foregoing instrument for the purposes herein contained.

Witness my hand and seal, at office, this 4th day of January, 2002.

Notary Public

My Commission Expires:

A. SCOTT HUBBARD
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.
My Commission Expires MAR. 27, 2005