Davidson County DEEDQC
Recvd: 02/20/02 15:11 1pgs
Fees:12.00 Taxes:0.00

20020220-0021797

The actual consideration for this transfer is $0.

X _____
Affiant

Subscribed and sworn to before me on this 19th day of February 2002.

My Commission Expires SEPT. 25, 2004

_____
Notary Public

My commission expires: 9/25/04

This instrument was prepared by:
CAIN & HOLIDAY, LLP
Leroy Cain, Jr.
208 Third Avenue North
Nashville, Tennessee 37201

Address New Owner as Follows:	**Send Tax Bills To: SAME**	**Map-Parcel 083-09-0 136**

Willie Lyons
1007 Clearview Ave.
Nashville, Tennessee 37206

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that for and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, the receipt of which is hereby acknowledged, I, **Hattie P. Lyons**, sole surviving heir of **Rita Hunter**, have bargained and sold and hereby convey, remise, release and forever quitclaim all of my right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee unto my son, **Willie Lyons**, his respective heirs and assigns, in such a manner that grantee shall acquire by means of this conveyance, a fee simple estate. Said tract or parcel of land being conveyed hereunder is more particularly described as follows:

Being the westerly 40 feet of Lot 13 of the Second Re-subdivision of the Bransford McWhirter Subdivision of the Allison Place, as of record in Book 332, page 20, of the Register's Office for Davidson County, Tennessee. Said westerly part of Lot 13 fronts 40 feet on the northerly side of Lindsley Avenue and extends back between parallel lines with the easterly line of Lot No. 14 on said Plan, 92.7 feet to an alley.

Being the same property conveyed to Rita Hunter, a widow, by Special Warranty Deed from Andrew B. Gibson, Jr., Administrator C.T.A.D.B.N. of record in Book 8234, Page 584, Register's Office for Davidson County, Tennessee; the said Rita Hunter having since died on January 06, 1995, leaving the Grantor, her daughter, as her sole surviving heir at law. The Grantor has executed an Affidavit of Heirship, of even date herewith, and located at 20020220-0021796 Registers Office of Davidson County Tennessee.

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

WITNESS my hand this 19TH day of February, 2002.

X _____
Hattie P. Lyons

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned notary public in and for said County and State, the within named **Hattie P. Lyons** the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument, for the purposes therein contained.

WITNESS my hand, at office, on this 19th day of February 2002.

_____
NOTARY PUBLIC

LEROY CAIN, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My commission expires: September 25, 2002

My Commission Expires SEPT. 25, 2004