**QUITCLAIM DEED**
**Information was furnished by the parties herein; no title search nor closing performed**

Davidson County DEEDQC
Recvd: 10/02/02 08:55 2pgs
Fees:13.00 Taxes:1535.50

20021002-0119474

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$415,000.00.**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 27th DAY OF August

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

AMANDA STEPHENS NOTARY PUBLIC DAVIDSON CO. TENN.

**THIS INSTRUMENT WAS PREPARED BY**
Franklin Title & Escrow, LLC, 137 Third Ave. N, Franklin, TN, 37064

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Leo Ridgeway | Leo Ridgeway | 095-02-0-134.00 |
| (NAME) 2206 Lebanon Road | (NAME) 2206 Lebanon Road | |
| (ADDRESS) Nashville, TN 37214 | (ADDRESS) Nashville, TN 37214 | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE,

**William Boyd Adams, and wife Dorothy Ann Adams**

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO QUITCLAIM, TRANSFER AND CONVEY ANY AND ALL RIGHTS, MARITAL OR OTHERWISE, UNTO

**Leo Ridgeway, and wife Suzanne Ridgeway,** also spelled Ridgway

HEREINAFTER CALLED THE GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 4 on the Plan of Four Acres Subdivision, as of record in Plat Book 2330, page 17, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to William Boyd Adams and wife, Dorothy Ann Adams by deed from Carol Ann Stubblefield, now McCormick, and Nancy Higgins, dated May 3, 1982 and filed for record in Book 5881, page 49, Register's Office for Davidson County, Tennessee.

This property is subject to any and all existing easements and/or restrictions of record, including but not limited to any and all matters as shown on the plan of record in Plat Book 2330, page 17, Register's Office for Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as 2206 Lebanon Road, Nashville, TN 37214
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 27th day of August, 2002.

William Boyd Adams

Dorothy Ann Adams

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, William Boyd Adams, and Dorothy Ann Adams with whom I am personally acquainted (or who proved to be on the basis of satisfactory evidence) that he/she/they executed the within instrument for the purposes contained therein.

Witness my hand and official seal at office this 27th day of August, 2002.

Commission expires: 5/29/05

Notary Public

AMANDA STEPHENSON NOTARY PUBLIC AT LARGE DAVIDSON CO. TENN.