Davidson County DEEDQC
Recvd: 12/19/02 10:29 2pgs
Fees:12.00 Taxes:0.00
20021219-0156730

THIS INSTRUMENT PREPARED BY:

Harris A. Gilbert
WYATT, TARRANT & COMBS
2525 West End Avenue
Suite 1500
Nashville, Tennessee 37203-1744
(615) 251-6705

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL
507 Lynnwood Boulevard Nashville, TN 37205	Same	Map 130-03 Parcel 028.00

For and in consideration of my love and affection for them, I, JOAN MOONEY FELTS, an unmarried woman, hereinafter called the Grantor, by these presents do quitclaim and convey unto CARL RICHARD FELTS, JR., CHRISTOPHER CARELLAS FELTS, AND GEORGE CARELLAS FELTS, hereinafter called the Grantees, and their heirs and assigns, ten percent (10%) of my right, title, and interest in and to certain tracts or parcels of land located in the Seventh Civil District of Davidson County, State of Tennessee, described as follows:

Lot 10, in Block 9, fronts 100 feet on the southerly margin of Signal Hill Drive and runs back between parallel lines 198 feet, 9 inches, on its westerly line to a dead line; and 196 feet, 8 inches on its easterly line to said dead line.

Lot 11, in Block 9, fronts 100 feet on the southerly margin of Signal Hill Drive and runs back between parallel lines 106 feet, 8 inches, on its westerly line to a dead line; and 194 feet, 7 inches, on its easterly line to said dead line.

Lot 12, in Block 9, fronts 39 feet on the southerly margin of Signal Hill Drive and runs back on its westerly line 194 feet, 7 inches, to a dead line; and 212 feet on its easterly line, said easterly line being the westerly margin of Lynnwood Boulevard, to said dead line, on which it shows 131 feet.

Being the same property conveyed to G.G. Mooney by deed from Royal Oaks Land Company, of record in Book ____, Page ___, Register's Office for said County. The said Joan Mooney Felts having conveyed to the said Grantees a total of twenty percent (20%) of her interest in said property by two deeds, one dated 12/21/98 and the other dated 11/30/99, the first deed of record in Book 11269, page 662, and the second deed of record in Book 11761, page 695, Register's Office for said County. The said G.G. Mooney, being since deceased, and Joan Mooney having inherited a one-half interest in said property, which is recorded as Document No. 20011227-0142504, December 27, 2001, Register's Office of Davidson County, Tennessee.

The legal description contained herein is the same as that contained in the previous deed of record.

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

This is improved property known as 507 Lynnwood Boulevard, Nashville, Tennessee 37205.

Witness our hands this the 19 day of December 2002.

Joan Mooney Felts
JOAN MOONEY FELTS

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Melanie Miller, a Notary Public in and for said county and state, the within named JOAN MOONEY FELTS, 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 and official seal at Nashville Tennessee, this 19th day of Dec 2002.

NOTARY PUBLIC AT LARGE EXP SEPT 24, 2005 DAVIDSON COUNTY TENN

Melanie Miller
Notary Public
My commission expires: Sept 24, 05

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ -0-

Joan Mooney Felts
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF December 2002

M. McBee
Deputy Register

STATE OF TENNESSEE)
COUNTY OF)

The actual consideration or value, whichever is greater, for this transfer is -0- ($0.00).

_____
AFFIANT

Subscribed and sworn to before me this _____ day of _____ 200__.

_____
Notary Public
My commission expires:_____

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