Davidson County DEEDQC
Recvd: 04/01/03 08:28 3pgs
Fees:17.00 Taxes:0.00

20030401-0042459

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 10.00

Mildred Adams Scott Roberts
AFFIANT

Subscribed and sworn to before me, this 28 **day of** March, **2003.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: ~~DECEMBER~~ 1-28-06

This instrument was prepared by: Beck, Beck & Kirt Attorneys, 4205 Gallatin Road, Nashville, Tennessee 37216

ADDRESS OF NEW OWNER AS FOLLOWS: Mildred Adams Scott Roberts and Paul Alexander Roberts, 520 Lemont Drive, Nashville, TN 37216

SEND TAX BILLS TO: Mildred Adams Scott Roberts and Paul Alexander Roberts, 520 Lemont Drive, Nashville, TN 37216

MAP and PARCEL: 19-061.01-0-047.00

QUITCLAIM DEED CREATING TENANCY BY THE ENTIRETY

KNOW ALL MEN BY THESE PRESENTS that I, **Mildred Adams Scott Roberts**, for and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, have bargained and sold and hereby [convey,] remise, release and forever quitclaim unto my husband, Paul Alexander Roberts, such of my right, title and interest in and to a certain tract [parcel] of land in Davidson County, Tennessee, as will create an estate [tenancy] by the entirety in and to said tract [parcel] of land, which is described as follows:

> Being lot No. 329 on the Plan of Gra-Mar Acres, Section 11, as of record in Book 2663, page 113, Register's Office for said County. Said lot No. 329 fronts 150 feet on the easterly side of Lemont Drive and extends back 240 feet on the northerly line and 297.8 feet on the southerly line to a dead line, measuring 160.7 feet thereon.
>
> Being part of the real property conveyed to Maddux Construction Company, a partnership composed of Drew R.

Maddux and Ford L. Maddux, by deed from Sweeney-Clark Realty Co., Inc., dated February 6, 1959, filed February 9, 1959, and recorded in book 2875, page 610, said Register's Office.

This conveyance is made subject to a ten-foot easement for public utilities along the rear line of premises, anchor easement at the northwest corner of premises, 90-foot building setback line from Lemont Drive, and conditions of owners certificate, as shown on plan of record in Book 2663, page 113, said Register's Office, and to restrictive covenants contained in an instrument of record in Book 2875, page 474, said Register's Office.

Being the same property conveyed to William Taft Scott and Mildred Adams Scott by deed from Maddux Construction Company of record in Book 3033, Page 43, Register's Office for Davidson County, Tennessee. William Taft Scott deceased on July 3, 1993 making Mildred Adams Scott the sole owner of said property. Mildred Adams Scott married Paul Alexander Roberts and is now Mildred Adams Scott Roberts.

This conveyance is made pursuant to the provisions of Section 66-1-109, Tenn. Code Ann., and for the express purpose of creating and estate [tenancy] by the entirety in and to the above-described property in said Mildred Adams Scott Roberts and husband, Paul Alexander Roberts, so that the entire property, upon the death of either, will go to the other. At the death of both, we give to the wife's only child, a survivorship interest in the above named property, and at the death of both of us, the property will go to the wife's only child, per stirpes.

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

WITNESS my hand this 28 day of March, 2003.

Mildred Adams Scott Roberts
MILDRED ADAMS SCOTT ROBERTS

Paul Alexander Roberts
PAUL ALEXANDER ROBERTS

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Beverly D. Boyd, a Notary Public, in and for said County and State, **Mildred Adams Scott Roberts and husband, Paul Alexander Roberts,** the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this the 28 day of March, 2003.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 1-28-06