Davidson County DEEDQC
Recvd: 07/30/03 17:54 1pgs
Fees:12.00 Taxes:0.00

20030730-0108110

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QUITCLAIM DEED

R-UP-03-0208

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Joyce Tramath
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF July, 2003.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

ROBIN LEE DUNN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

My Commission Expires JAN. 31, 2004

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Richard A. Flemming Sr. (NAME)	Union Planters Bank,NA (NAME)	104-1-227
208 38th Ave North (ADDRESS)	1900 Charles Bryan Road (ADDRESS)	
Nashville, Tennessee 37209 (CITY) (STATE) (ZIP)	Cordova, Tn 38016 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, Richard A. Flemming, Jr., unmarried HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO Richard A. Flemming Sr. and Benjamin Fleming HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF MY RIGHT, TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN Davidson COUNTY, STATE OF Tennessee, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 128 and the southerly 12 feet of Lot 129 on the Map of West Frove Subdivision of record in Book 421, Page 109, Register's Office for said County.
Said lot and part of lot adjoin and front together 62 feet on the easterly side of 38th Avenue North and run back between parallel lines 160 feet to an alley.
Being the same property conveyed to Richard A. Fleming, Sr., Richard A. Fleming, Jr., and Benjamin D. Fleming by Deed dated 11/14/2002 and filed for record on 11/19/2002 in Instrument #20021119-0143207, Register's Office for Davidson County, TN.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

unimproved ( )
This is improved (X) property, known as 208 38th Ave North, Nashville, Tennessee 37209
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

Witness my/our hand(s) this 25th day of July, 2003.

Richard A. Flemming, Jr.,

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, , a Notary Public in and for said County and State, the within named Richard A. Flemming, Jr., unmarried the bargainor (s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee this 25th day of July, 2003.

My Commission Expires _____

Notary Public

ROBIN LEE DUNN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JAN. 31, 2004