3113
CLB

PICK-UP

Davidson County DEEDQC
Recvd: 11/26/03 15:53 2pgs
Fees:12.00 Taxes:0.00
20031126-0172140

THIS INSTRUMENT PREPARED BY:
CHERNAU, CHAFFIN & BURNSED, PLLC
SunTrust Center
424 Church Street, Suite 1750
Nashville, Tennessee 37219

THIS QUITCLAIM DEED IS PREPARED SOLELY ON THE BASIS OF INFORMATION AND DOCUMENTATION PROVIDED TO THE PREPARER BY THE GRANTOR AND GRANTEE.

ADDRESS NEW OWNER
AS FOLLOWS:

Linda Faye Metts
225 53rd Avenue North
Nashville, TN 37209

MAP/PAR: 91-15/84
SEND TAX BILLS TO:

Same

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Linda Metts
Affiant

Subscribed and sworn to before me this 26th day of November, 2003.

LINDA F. BURNSED NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

Notary Public

My commission expires: 3-26-05

QUITCLAIM DEED

For and in consideration of One Dollar ($1.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, **Shirley Snyder,** by these presents does hereby quitclaim and convey unto **Linda Faye Metts,** her heirs and/or assigns, all of her right, title and interest in and to the following described tract of land in **Davidson** County, Tennessee, described as follows:

SEE ATTACHED EXHIBIT ''A''

This is improved property located at: 225 53rd Avenue North
Nashville, TN 37209.

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

IN WITNESS WHEREOF, the undersigned has executed this instrument this 26th day of November, 2003.

Grantor:

Shirley Snyder
Shirley Snyder

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a notary public in and for said County and State, personally appeared **Shirley Snyder**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal in Nashville, Tennessee, this 26th day of November, 2003.

Notary Public

My Commission Expires: 3-26-05

LINDA F. BURNSED NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

EXHIBIT "A"
LEGAL DESCRIPTION

LAND in Davidson County, Tennessee, being a part of Block No. 14 on the Plan of Realty Savings Bank and Trust Company's Revised Plan of West Extension of Charlotte Park Company's First Addition, as of record in Book 421, page 18, Register's Office for said County, described as follows, to wit:

Beginning on the westerly margin of 53rd Avenue, formerly 12th Street, at a point 220 feet south of the southerly margin of Nevada Avenue, thence with the westerly margin of 53rd Avenue, southwardly 50 feet to the northeast corner of the property conveyed to Clevis Baker and wife, by deed from Julius Parman et al, of record in Book 1450, page 65, said Register's Office; thence with said Baker's northerly line westerly 137 feet, more or less, to the easterly margin of the right of way of a proposed spur track of the N.C. & St. L. Railway; thence with the said right of way, northwardly 50 feet; thence eastwardly 138 feet, more or less, to the beginning.

Being the same property conveyed to Hillman Snyder, Sr., Shirley Snyder and Linda Faye Metts by Warranty Deed of record in Book 10512, page 878, Register's Office for Davidson County, Tennessee. Hillman Snyder, Sr. having since died, his tenants by the entirety interest vested in his wife, Shirley Snyder.