Davidson County DEEDQC
Recvd: 05/12/04 15:02 3pgs
Fees:17.00 Taxes:0.00

20040512-0055292

This instrument prepared by:
Jacqueline C. Elkins
3728 Baxter Avenue
Nashville, Tennessee 37216

QUITCLAIM DEED

TITLE OF DOCUMENT

ADDRESS NEW OWNER AS FOLLOWS:	MAIL TAX STATEMENT TO:	MAP PARCEL NUMBERS:
Jacqueline C. Elkins	Jacqueline C. Elkins	
3728 Baxter Avenue	3728 Baxter Avenue	Map/Parcel: 72-02-110 & 72-02-112
Nashville, Tennessee 37216	Nashville, Tennessee 37216	

FOR AND IN CONSIDERATION of ONE and no/100 Dollar ($1.00), cash in hand paid by the grantee, the receipt and sufficiency of which is hereby acknowledged, Jacqueline C. Elkins, an unmarried woman who acquired title as Jacqueline C. Jones, a married woman by these presents do hereby quitclaim and convey unto the said Jacqueline C. Elkins, an unmarried woman, Grantees herein, their successors and assigns, all their right, title and interest in and to the following certain real estate in Davidson County, Tennessee, described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

The express purpose of this conveyance is to Change Name.

Being the same property conveyed to _____ by Deed from _____ of record in Book _____, Page _____, said Register's Office.

This is unimproved ( ) property known as 3728 Baxter Avenue, Nashville, Tennessee 37216
Improved ( )

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

Mortgage Information Services, Inc.
2889 N. Commerce Parkway
Miramar, FL 33025

JCE

Witness our hand this 27 day of April, 2004, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Jacqueline C. Elkins 4/27/04
Jacqueline C. Elkins

GAIL L. FARLEY NOTARY PUBLIC AT LARGE WILSON CO. TENN.

ACKNOWLEDGMENT

STATE OF Tennessee
COUNTY OF Davidson

ss.

Personally appeared before me, Gail L. Farley, a Notary Public in and for said County and State, **Jacqueline C. Elkins** and the within named bargainor, individual(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.

Given under my hand and official seal of office at Town of Elkins this 27 day of April, A.D., 2004.

NOTARY STAMP/SEAL

Gail L. Farley
NOTARY PUBLIC
Notary Commission Expires: July 6, 2005

AFFIDAVIT OF VALUE

STATE OF Tennessee
COUNTY OF Davidson

The actual consideration or value whichever is greater, for this transfer is $ $1.00
Subscribed and sworn to before me this the 27 day of April, 2004

[Affix Seal]

Jacqueline C. Elkins
Affiant

Gail L. Farley
Notary Public
My Commission Expires: July 6, 2005

GAIL L. FARLEY NOTARY PUBLIC AT LARGE WILSON CO. TENN.

FIRST AMERICAN TITLE INSURANCE COMPANY

EXHIBIT "A"

THE LAND REFERRED TO IN THIS EXHIBIT IS LOCATED IN THE COUNTY OF DAVIDSON AND THE STATE OF TENNESSEE IN DEED BOOK 7495 AT PAGE 481 AND DESCRIBED AS FOLLOWS:

TRACT NO. 1: Being the north 1/2 of Lot No. 48 and the south 40 feet front and 42 feet rear of Lot No. 49 on the Plan of Mrs. E. B. Craig's Subdivision of the Crownover Property, as of record in Book 894, pages 640 and 641, Registers' Office for said County.
Said parts of Lots Nos. 48 and 49 front together 65 feet on the easterly side of Baxter Street and extend back 109 feet 6 inches, more or less, on the northerly line, 141.75 feet on the southerly line to a dead line measuring 68 feet 2 inches thereon.

TRACT NO. 2: Being the southerly part of Lot No. 6 on the Map of Ross T. Hughes' Subdivision of Lot No. 11, Patterson and Young's Subdivision, as of record in Book 547, page 174, Register's Office for said County, described as follows:
Beginning at a point 281 feet 2 inches southwardly from a stone in the south margin of Gillock Street, the northwest corner of Lot No. 5 on said Plan in the west margin of said Subdivision; thence along the westerly line of Lot 6, south 1° 31' west 68 feet 10 inches to a point, the southwest corner of Lot No. 6; thence south 63° east 165 feet to a point 200 feet from the Gallatin Road, the southeast corner of Lot No. 6; thence with the east line of said lot north 27° 30' east 83 feet to a point; thence westerly 195 feet more or less to the point of beginning.

Being the same property conveyed to Leslie Elwood Sellers, Jr. and wife, Mary Elizabeth Sellers, by deed of record in Book 1758, page 121, Register's Office for said County; the said Leslie Elwood Sellers, Jr. having since died. *
unimproved ( ) The said Mary Elizabeth Sellers having since remarried.

BEING THE SAME PROPERTY CONVEYED TO JACQUELINE C. JONES FROM RAYMOND A. JONES BY DEED RECORDED ON MARCH 21, 1988 IN BOOK 7495 AT PAGE 481.