Box 13 # 7809

TOTAL P.05

FROM: **Brian Smith and Gerald C. Smith and Elizabeth J. Smith**

TO: **Brian Smith**

Davidson County DEEDQC
Recvd: 05/18/04 11:18 1pgs
Fees:12.00 Taxes:0.00
20040518-0058010

QUITCLAIM DEED

Address of New Owner:	**Send Tax Bills To:**	**Map & Parcel:**
Brian Smith	Owner	105-9-364
900 Wedgewood Ave.		
Nashville, TN 37203		

THIS INSTRUMENT WAS PREPARED BY

Advantage Title & Escrow
3354 Perimeter Hill Dr. #142
Nashville, TN 37211

Prepared from information furnished by the parties

BETH TRIPLETT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires MAY 23, 2006

STATE OF TENNESSEE
COUNTY OF Davidson

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

affiant

Subscribed and sworn to before me this the 27th day of April, 2004

Notary Public
Commission Expires: 5/28/06

We, Brian Smith and Gerald C. Smith and wife, Elizabeth J. Smith do hereby quitclaim to Brian Smith their Heirs and Assigns, all our rights, title and interest in the following land located in Davidson County, Tennessee described as follows: To-Wit:

Land in Davidson County, Tennessee, being the southeast part of Lot No. 21 on the Waverly Land Company's Plan of Lots, called Waverly Place, as of record in Book 57, Page 95, Register's Office for Davidson County, Tennessee.

Beginning at the northwest corner of Grove Avenue and Elliott Avenue, being the southeast corner of said Lot No. 21; thence with the northerly margin of Grove Avenue westerly 50 feet; thence northerly 170 feet to a point; thence easterly 45 feet to a point on the westerly margin of Elliott Avenue; thence with the said margin southerly 168 feet to the point of beginning.

Being the same property conveyed to Brian Smith and Gerald C. Smith and wife, Elizabeth J. Smith, by deed of record in Instrument No. 20010706-0072134, Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved property (X) known as

900 Wedgewood Ave., Nashville, TN 37203

Witness our/my hand(s) this the 27th day of April, 2004.

BRIAN SMITH

GERALD C. SMITH

ELIZABETH J. SMITH

BETH TRIPLETT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires MAY 23, 2006

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named BRIAN SMITH, GERALD C. SMITH AND ELIZABETH SMITH 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 Nashville, Tennessee, this the 27th day of April, 2004.

Notary Public
Commission Expires: 5/28/2006

APR-08-2004 16:48 ADVANTAGE TITLE 615 777 2015 P.05/05