Davidson County DEEDQC
Recvd: 08/17/04 12:30 2pgs
Fees:12.00 Taxes:0.00
20040817-0099293

THIS INSTRUMENT PREPARED BY: WILLIAM H. LASSITER, JR., 150 FOURTH AVENUE, NORTH, Suite 1850, NASHVILLE, TENNESSEE 37219.

This deed has been prepared based upon information supplied by the Grantor and no independent title search has been conducted.

ADDRESS NEW OWNER	SEND TAX BILLS TO	MAP & PARCEL NOS.
John B. Platz, Jr.	-same -	130-7, Parcel 114
714 Lynwood Boulevard		
Nashville, TN 37205		

QUITCLAIM DEED

FOR AND IN CONSIDERATION of no monetary consideration, but for the express purpose of making a re-conveyance, I, **JOY T. PLATZ**, by these presents, do hereby quitclaim and convey unto **JOHN B. PLATZ, JR.**, his successors, heirs and assigns, all of my right, title and interest in and to the following described tract or parcel of land situated in Davidson County, State of Tennessee, described as follows, to-wit:

> Land in Davidson County, Tennessee, being part of lot No. 211 on the plan of part of Royal Oaks Land Company's Subdivision of the Baker Tract, as of record in book 421, pages 102 and 103, Register's Office for said County, described as follows:
>
> Beginning on the easterly margin of Lynwood Boulevard, at a point 100 feet south of the southerly margin of Trimble Road, being the southwest corner of the property conveyed to Maxwell George Horkins and wife by deed from Helen T. Dunn, of record in book 1514, page 197, said Register's Office; thence with said Horkins' southerly line, eastwardly 200 feet to their southeast corner; thence southwardly and parallel with Horkins' easterly line, 100 feet, more or less, to the northerly line of lot No. 212; thence with said line, westwardly 200 feet, to the easterly margin of Lynwood Boulevard; thence with said Boulevard, northwardly 100 feet to the beginning.
>
> Being the same property conveyed to John B. Platz, Jr. and wife, Joy T. Platz, by quitclaim deed from Mary Ensey, Trustee, of record in Book 4431, page 117 Register's Office for Davidson County, Tennessee.

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

This is improved property known as 714 Lynwood Boulevard, Nashville, Tennessee 37205.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 13 day of Aug, 2004.

JOY T. PLATZ

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration for this transfer is $ - 0 - .

AFFIANT

Sworn to and subscribed before me
this 13th day of August, 2004.

NOTARY PUBLIC

My Commission Expires: 1/28/06

* * * * * * * * * * * * * * * *

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, Linda Gayle Barnes, a Notary Public in and for said County and State, personally appeared **JOY T. PLATZ**, 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, at office in Nashville, Tennessee on this the 13th day of August, 2004.

NOTARY PUBLIC

My Commission Expires:

1/28/06