Record First

Davidson County DEEDQC
Recvd: 08/19/04 08:47 3pgs
Fees:17.00 Taxes:0.00
20040819-0100115

This instrument prepared by:
Araminta Williams
700 Craighead St., Suite 103
Nashville, TN 37204

Address New Owners:

Talton Williams and wife, Araminta Williams
700 Craighead St #103
Nashville, TN 37204

Send Tax Bills to:
SAME

Map Parcel No:
93-16-324

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Johnny Burroughs and wife, Linda Burroughs**, does hereby quitclaim unto **Talton Williams and wife, Araminta Williams** all their one-half interest in the following described tract or parcel of land in Davidson County, State of Tennessee, described as follows:

SEE EXHIBIT "A" FOR LEGAL DESCRIPTION

Being the same property conveyed from Lowrey Mooney to Johnny Burroughs and wife, Linda Burroughs, a one-half undivided interest, and Talton T Williams and wife, Araminta Williams a one-half undivided interest, by deed of record instrument # 20031126-0171729, R.O.D.C.

This is improved property known as: **81 Fairfield Av, Nashville, TN 37210**

WITNESS our hands this 17th day of August, 2004.

Johnny Burroughs Linda Burroughs

STATE OF TENNESSEE
DAVIDSON COUNTY

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Johnny Burroughs and wife, Linda Burroughs, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 17th day of August 2004.

STEPHANIE DUNCAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, My Comm. Exp. Nov. 2006

Commission expires 11-16-06 Notary Public

STATE OF TENNESSEE
DAVIDSON COUNTY

The actual consideration or value, whichever is greater, for this transfer is -0-.

Araminta Williams

AFFIANT

Subscribed and sworn to me this 17th day of August, 2004.

Commission expires 1/29/05 Notary Public

WILLIAM C. McCULLOUGH NOTARY PUBLIC AT LARGE DAVIDSON CO

EXHIBIT "A" LEGAL DESCRIPTION

Being the southerly 32 feet of the northerly 160.5 feet of Lot No. 1; the southerly 32 feet of the northerly 160.5 feet of Lot No. 2; the northerly 31 feet of the easterly 2 feet of Lot No. 2, and the northerly 61.5 feet of the westerly 5 feet of Lot No. 3 on the Map of Weakley and Warren's Re-subdivision of Block "D", Hermitage Addition, as of record in Book 161, page 93, Register's Office for said County, described as follows:

Beginning at a point in the east margin of Fairfield Avenue 160.5 feet S 9° 30' W. from the South margin of Fain Street; running thence with the east margin of Fairfield Avenue, N. 09° 30' E. 32 feet to a point 128.5 feet from the south margin of Fain Street; thence S 88° E, parallel to Fain Street, 136.7 feet to a stake, said stake being 5 feet east of the line between Lots 2 and 3; running thence south 03° 30' West, parallel to said line between Lots 2 and 3, 60.5 feet to the north margin of a 20-foot alley; running thence with the north margin of said alley, 7 feet to a stake, said stake being 2 feet west of the line between Lots 2 and 3; running thence N 03 30' E, parallel to said lot line between Lots 2 and 3, 31 feet to a stake; thence N 88° W, 134.5 feet to the point of beginning. All in accordance with survey and plat by Norris H. Hickerson, Surveyor, dated March 24, 1951.

Included in the above description, but expressly excluded from this conveyance is the following described tract conveyed to the Metropolitan Government of Nashville and Davidson County, Tennessee, by deed dated May 17, 1965, and of record in Deed Book 3893, page 488, said Register's Office, and described as follows:

Being a part of the southerly 32 feet of the northerly 160.5 feet of Lot No. 1; the southerly 32 feet of the northerly 160.5 feet of Lot No. 2; the northerly 31 feet of the easterly 2 feet of Lot No. 2, and the northerly 61.5 feet of the westerly 5 feet of Lot No. 3, on the Map of Weakley and Warren's Re-subdivision of Block "D", Hermitage Addition, as of record in Book 161, page 93, Register's Office for said County, described as follows:

Beginning at a point in the east margin of Fairfield Avenue, 160.5 feet south 09° 30' west from the south margin of Fain Street; running thence with the east margin of Fairfield Avenue, N 09° 30' east 32 feet to a point 128.5 feet from the south margin of Fain Street thence south 88° east parallel to Fain Street, 10.07 feet to a point in the new east margin of Fairfield Avenue; thence south 09° 30 West, parallel to and 30 feet from the centerline of Fairfield Avenue, 32 feet to a point; thence north 88° west 10.07 feet to the point of beginning and containing 320 square feet.