Davidson County DEEDQC
Recvd: 09/02/04 08:44 2pgs
Fees:12.00 Taxes:0.00

20040902-0106146

Scotty

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 10.00

Eunice R. Hamil
AFFIANT

Subscribed and sworn to before me, this 25 day of August, 2004.

Suzanne Adams
NOTARY PUBLIC

MY COMMISSION EXPIRES: 9-22-07

SUZANNE ADAMS
Notary Public At Large
DAVIDSON COUNTY, TENN.
My Commission Expires September 22, 2007

This instrument was prepared by: Beck, Beck & Kittrell, Attorneys
4205 Gallatin Road, Nashville, Tennessee 37216

ADDRESS OF NEW OWNER AS FOLLOWS: 1017 Carolyn Avenue, Nashville, TN 37216

SEND TAX BILLS TO: 1017 Carolyn Avenue, Nashville, TN 37216

MAP and PARCEL: 72-3-30

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QUITCLAIM DEED GRANTING RIGHTS OF SURVIVORSHIP

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KNOW ALL MEN BY THESE PRESENTS that I, **EUNICE R. HAMIL**, for and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, have bargained and sold and hereby [convey,] remise, release and forever quitclaim unto **JEFFREY SCOTT KITTRELL**, a **FUTURE ESTATE** with **RIGHTS OF SURVIVORSHIP** after the death of Eunice R. Hamil, his heirs and assigns, such of my right, title and interest in and to a certain tracts [parcel] of land in Davidson County, Tennessee, as will create an estate in and to said tracts [parcel] of land, which are described as follows:

> Land in Davidson County, Tennessee, being the westerly ½ of Lot No. 222 on the Plan of Revision of part of Inglewood Place, of record in Book 421, Page 137, Register's Office for said County.

Said westerly ½ of Lot No. 222 fronts 50 feet on the northerly margin of McChesney Avenue and extends back between parallel lines, 205 feet to a dead line in the rear.

Being the same property conveyed to Daniel Lee Newton by deed from Daniel Newton and wife, Carolyn Allen Newton (formerly Carolyn Allen) of record in Book 8013, page 179, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Joseph W. Hamil and Eunice R. Hamil, husband and wife from Daniel Lee Newton, married, of record in Book 9403, Page 403, Register's Office, Davidson County, Tennessee. Said Joseph W. Hamil died July 15, 2004.

This is property with a common address of 1125 McChesney Avenue, Nashville, TN 37216.

This conveyance is made pursuant to the provisions of Section 66-5-101, Tenn. Code Ann., and for the express purpose of creating a future estate with rights of survivorship after the death of Eunice R. Hamil in and to the above-described property in the said County.

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

WITNESS my hand this 25 day of August, 2004.

Eunice R. Hamil
AFFIANT

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Suzanne Adams, a Notary Public, in and for said County and State, **EUNICE R. HAMIL**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this the 25 day of August, 2004.

Suzanne Adams
NOTARY PUBLIC
MY COMMISSION EXPIRES: 9-22-07

SUZANNE ADAMS
Notary Public At Large
DAVIDSON COUNTY, TENN.
My Commission Expires September 22, 2007