QUITCLAIM DEED

NOTARY PUBLIC AT LARGE DAVIDSON CO., TENN.

(AFFIX SEAL)

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10/6/04

Notary Public

MY COMMISSION EXPIRES: 1/25/06

THIS INSTRUMENT WAS PREPARED BY
Lawrence Vogan, 120 Donelson Pike, Ste 201, Nashville, TN 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry L Lyda and, John Lyda, as joint tenants with rights of survivorship	SAME	
(NAME) 2009 Linden Avenue	(NAME) SAME	104-16-171.00
Nashville TN 37202	SAME	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Larry Lyda, HEREINAFTER CALLED THE GRANTORS, HEREBY QUITCLAIMS TO, **Larry L Lyda and, John Lyda, as joint tenants with rights of survivorship** , HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL HIS/HER/THEIR RIGHT, TITLE AND INTEREST IN A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being the easterly part of Lot No. 89 on the Revised Plan of Geo W Blair's Subdivision of Belmont Heights, as of record in Book 332, page 117, Register's Office for said County, described as follows:

Beginning on the southerly margin of Linden Avenue at the corner of Lots Nos. 89 and 90; thence with the line between said two lots southwardly 208.2 feet to the northerly margin of an alley; thence with said alley westwardly 50 feet to the southeast corner of property conveyed to Roy C Holland and wife, by deed from Duncan R Dorris, of record in Book 1212, page 284, said Register's Office; thence with said Holland's easterly line, northwardly 100 feet; thence westwardly 2 feet; thence northwardly 108.1 feet, more or less, to the southerly margin of Linden Avenue; thence with said Avenue, eastwardly 52 feet to the beginning.

Being the same property conveyed to Larry L Lyda, Reserving a Life Estate unto Agnes P Lyda, by Deed from Agnes P Lyda, dated 01/24/1975, of record in Book 4883, page 613, Register's Office for Davidson County, TN.

This is Unimproved / Improved ☒ property, known as 2009 Linden Avenue, Nashville TN 37202
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

WITH THE HEREDITAMENTS AND APPURTENANCES THERETO APPERTAINING, HEREBY RELEASING ALL CLAIM TO HOMESTEAD THEREIN. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my/our hands 10/6/04.

Davidson County DEEDQC
Recvd: 10/29/04 11:18 1pgs
Fees:12.00 Taxes:0.00

20041029-0130052

Larry Lyda

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Margie Willis (notary public), Larry Lyda the within named bargainer(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person(s) executed the within instrument for the purposes therein contained.

Witness my hand and official seal.

My Commission Expires: May 30, 2007

Margie Willis
Notary Public

NOTARY PUBLIC DAVIDSON CO., TENN.