Davidson County DEEDQC
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Fees:17.00 Taxes:0.00
20050422-0045161

Prepared by:
Monica D. Edwards, Esq
1130 8th Avenue, South
Nashville, Tennessee 37203

ADDRESS OF NEW OWNER:
Terri L. Allen
4642 Clarksville Highway
Nashville, TN 37218

SEND TAX BILLS TO:
SAME

MAP: 49-00
Parcel 75
13DZ 22700

QUITCLAIM DEED

FOR LOVE AND AFFECTION and no monetary consideration and for the purpose of conveying any and all interests I may have in the real property which has served as the homeplace of my father, Walter Lewis Allen, Jr. (deceased) and his wife, Terri L. Allen, but, titled solely in the name of my deceased father, Walter Lewis Allen, Jr., I, **FRANK T. ALLEN**, GRANTOR, do hereby quitclaim and convey unto **TERRI L. ALLEN**, all of my rights, title and interest in the following described tracts or parcels of land in Davidson County, Tennessee, to wit:

LAND in the 13th Civil District of Davidson County, Tennessee, described according to a copy of a survey made by George W. Watkins, Surveyor, January 14, 1958, as follows:

BEGINNING at a point on the easterly margin of State Highway No. 112 (Nashville to Clarksville Highway), said point being 313 feet North of the North margin of Stevens Lane and said Highway; thence, North 87 deg. 10 min. East 305 feet to an iron pin on the center line of Tennessee Natural Gas Line; thence, North 3 deg. 50 min. West 120 feet to a point and iron pin; thence, South 87 deg. 10 min. West 300 feet to an iron pin on the easterly margin of the said State Highway No. 112; thence with the easterly margin of the same, southerly 120 feet to the point of beginning.

BEING the same property conveyed to Walter Lewis Allen, Jr. by deed from Maxine O. Merritt of record in Book 7736, Page 541, Register's Office for Davidson County, Tennessee; **THE** said Walter Lewis Allen, Jr., having since died survived by his heirs-at-law as indicated in and evidenced by Affidavit of Heirship of record as Instrument # 20050202004515S Register's Office for Davidson County, Tennessee.

THIS PROPERTY IS NOT GRANTOR'S PRINCIPAL PLACE OF RESIDENCE

This is improved property known as 4642 Clarksville Highway, Nashville, TN 37218.

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

IN WITNESS WHEREOF, I have hereunto set my hand, on this 25 day of February, 2005.

Frank T. Allen
FRANK T. ALLEN

STATE OF VIRGINIA)
)
COUNTY OF Fairfax)

On this the ____ day of February, 2005, before me personally appeared **FRANK T. ALLEN**, bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Heather J. Scutt
NOTARY PUBLIC My Commission Expires: May 31, 2007

HEATHER L. SCUTT NOTARY PUBLIC COMMONWEALTH OF VIRGINIA

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

I, or we, hereby swear or affirm that the actual consideration for this transfer is **NO ($-0-) DOLLARS.**

Terri L. Allen
AFFIANT

SUBSCRIBED and ***SWORN*** to before me on this the 13th day of April, 2005.

MONICA D. EDWARDS NOTARY PUBLIC AT LARGE

Monica D. Edwards
NOTARY PUBLIC

My Commission Expires: 7/30/05