Davidson County DEEDQC
Recvd: 07/01/05 10:38 2 pgs
Fees:13.00 Taxes:111.00
20050701-0075977

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that I, NORRIS MCCLANAHAN, 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 do hereby convey, remise, release and forever quitclaim unto RICKY FRY AND TERRY HERNDON (equally, as tenants in common), their heirs and assigns, my entire right, title and interest in and to a certain tract or parcel of land in DAVIDSON County, Tennessee, and described as follows:

MAP 118-8, GROUP ____, PARCEL 027.00

Land in Davidson County, Tennessee, being Lot No. 115 on the Plan of Granview Heights, as of record in Book 161, pages 14 and 15, Register's Office for Davidson County, Tennessee.

Said Lot No. 115 fronts 50 feet on the westerly side of Winford Avenue and runs back between parallel lines 150 feet to an alley.

This being the same property conveyed to Ricky Fry, Norris McClanahan and Terry Herndon by Warranty Deed of Jo Ann Sanders, dated 2-21-96 and of record in Book 9955, pages 874 and 875, Register's Office for Davidson County, Tennessee.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

I, Marjorie McClanahan, join in this conveyance for the purpose of relinquishing any and all right, title and interest I might have in the aforedescribed real property as a consequence of my marriage to the Grantor, Norris McClanahan.

The effective date of this transfer shall be the 30th day of June, 2005.

Norris McClanahan
NORRIS MCCLANAHAN

Marjorie McClanahan
MARJORIE MCCLANAHAN

STATE OF Tennessee
COUNTY OF Dickson

PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID STATE AND COUNTY, NORRIS MCCLANAHAN, WITHIN NAMED BARGAINOR WITH WHOM I AM PERSONALLY ACQUAINTED (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) AND WHO ACKNOWLEDGED BEFORE ME THAT HE/SHE/THEY EXECUTED THE FOREGOING INSTRUMENT FOR THE PURPOSE CONTAINED THEREIN AND WHO ACKNOWLEDGED THE EXECUTION OF SAME TO BE HIS/HER/THEIR FREE ACT AND DEED.

WITNESS MY HAND AND NOTARIAL SEAL AT OFFICE THIS THE 30th DAY OF June, 2005.

Sherri Hatcher
NOTARY PUBLIC

SHERRI HATCHER NOTARY PUBLIC AT LARGE GIBSON CO. TENN.

MY COMMISSION EXPIRES: 1/13/08

THIS DOCUMENT WAS PREPARED BY
THE HERNDON LAW FIRM, PLLC
MARIAN M. HERNDON
P. O. BOX 547
MILAN, TENNESSEE 38358
TELEPHONE 731-686-3076
FAX 731-686-3471

STATE OF Tennessee
COUNTY OF Gibson

PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID STATE AND COUNTY, MARJORIE MCCLANAHAN, WITHIN NAMED BARGAINOR WITH WHOM I AM PERSONALLY ACQUAINTED (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) AND WHO ACKNOWLEDGED BEFORE ME THAT HE/SHE/THEY EXECUTED THE FOREGOING INSTRUMENT FOR THE PURPOSE CONTAINED THEREIN AND WHO ACKNOWLEDGED THE EXECUTION OF SAME TO BE HIS/HER/THEIR FREE ACT AND DEED.

WITNESS MY HAND AND NOTARIAL SEAL AT OFFICE THIS THE 30th DAY OF June, 2005.

Sherry Hatcher
NOTARY PUBLIC

SHERRY HATCHER
NOTARY PUBLIC AT LARGE
GIBSON CO. TENN.

MY COMMISSION EXPIRES:
1/13/08

STATE OF Tennessee
COUNTY OF Gibson

I, OR WE HEREBY SWEAR OR AFFIRM THAT THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED WHICHEVER IS GREATER IS $30000.00 WHICH AMOUNT IS EQUAL TO OR GREATER THAN THE AMOUNT WHICH THE PROPERTY TRANSFERRED WOULD COMMAND AT A FAIR VOLUNTARY SALE.

Nona McClanahan
AFFIANT

SUBSCRIBED AND SWORN BEFORE ME THIS 30th DAY OF June, 2005.

Sherry Hatcher
NOTARY PUBLIC

SHERRY HATCHER
NOTARY PUBLIC AT LARGE
GIBSON CO. TENN.

MY COMMISSION EXPIRES: 1/13/08

PROPERTY OWNER
Terry Herndon
2309 Winford Avenue
Nashville TN 37211

PARTY RESPONSIBLE FOR PROPERTY TAXES:
Same

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THIS DEED WAS PREPARED WITHOUT A SURVEY OR TITLE OPINION.