Quitclaim Deed

Davidson County DEEDQC
Recvd: 10/26/05 15:31 3 pgs
Fees:17.00 Taxes:0.00

20051026-0129539

THIS QUITCLAIM DEED, executed this 24th day of October, 2005,
by first party, Grantor, James A. Hambrick
whose post office address is 3904 Mallard Dr., Nashville, TN 37218
to second party, Grantee, James M. Wallace Jr.
whose post office address is 4615 Clarksville Hwy., Nashville, TN 37218

WITNESSETH, That the said first party, for good consideration and for the sum of
Seventy-five thousand Dollars ($75,000.00)
paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said second party forever, all the right, title, interest and claim which the said first party has in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Davidson,
State of Tennessee to wit:

The grantor, James A. Hambrick, intends to convey an interest in the property to the grantee, James M. Wallace Jr., property listed as 838 West Argyle Avenue in Nashville, TN 37203. Land Parcel ID 105 06 0 330.00. This property contains 0.43 A of land mainly classified as RES with a(n) SINGLE FAM style building, built about 1940, having BRICK exterior and ASPHALT roof cover, with 1 unit(s), 6 total room(s), 3 total bedroom(s), 1 total bath(s), 0 total half bath(s), 0 total 3/4 bath(s). Legal description of property PT. LOT 9 WAVERLY PLACE 050X202XIR.

New Owner: James M. Wallace Jr.
4615 Clarksville Hwy.
Nashville, TN 37218

Send tax bills to new owner

Map & Parcel 105060330 00

Grantor's source of title 20001122 0115598

www.socrates.com

© 2004, Socrates Media, LLC
LF298 • Rev. 04/04

IN WITNESS WHEREOF, The said first party has signed and sealed these presents the day and year first above written.
Signed, sealed and delivered in presence of:

Signature of Witness: _____

Print name of Witness: _____

Signature of Witness: _____

Print name of Witness: _____

Signature of First Party: James A Hambrick

Print name of First Party: James A. Hambrick

Signature of Second Party: _____

Print name of Second Party: _____

Signature of Preparer _____

Print Name of Preparer _____

Address of Preparer _____

State of Tennessee
County of Davidson }

On Oct 25, 2005 before me, James M. Wallace Sr.
appeared James A. Hambrick
personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.
WITNESS my hand and official seal.

James M Wallace Sr.
Signature of Notary

11/22/08 Exp

Affiant ___ Known X Produced ID
Type of ID Drivers Licence

(Seal)

JAMES M. WALLACE NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE

www.socrates.com

© 2004, Socrates Media, LLC
LF298 - Rev 04/04

IN WITNESS WHEREOF, The said first party has signed and sealed these presents the day and year first above written.
Signed, sealed and delivered in presence of:

Signature of Witness: Mary Lou Virlyn Williams

Print name of Witness: Mary Lou Virlyn Williams

Signature of Witness: Nieya C. Wallace

Print name of Witness: NIEYA C. WALLACE

Signature of First Party: James A Hambrick

Print name of First Party: James A. Hambrick

Signature of Second Party: James M. Wallace Jr.

Print name of Second Party: James M. Wallace Jr.

Signature of Preparer James M. Wallace Jr.

Print Name of Preparer James M. Wallace Jr.

Address of Preparer 4615 Clarksville Hwy. Nashville, TN 37218

State of Tennessee }
County of Davidson }

On Oct 24, 2005 before me, James M. Wallace Sr.
appeared James M. Wallace Jr.
personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.
WITNESS my hand and official seal.

Signature of Notary

11/22/08
Exp

Affiant ____Known X Produced ID
Type of ID Drivers License

(Seal)

JAMES M. WALLACE JR. NOTARY PUBLIC DAVIDSON COUNTY, TENN.

www.socrates.com
© 2004 Socrates Media, LLC
LF299 Rev 04/04