QUITCLAIM DEED

B-BLA-05-4006QC

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00
Elizabeth Stewart
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF February, 2006.
Notary Public
MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stewart Property Development	Stewart Property Development LLC	
(NAME)	(NAME)	91-16-336
4006 Nevada Avenue	106 LaSalle Ct	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209	Nashville TN 37205	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, Seth A. Stewart and Elizabeth Stewart, married HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO Stewart Property Development, LLC HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF MY RIGHT, TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN Davidson COUNTY, STATE OF Tennessee, DESCRIBED AS FOLLOWS, TO-WIT:

BEING LOT NO. 31 IN THE SUBDIVISION OF P.S. STUMP OF RECORD IN PLAT BOOK 2, PAGE 74, CHANCERY COURT FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT NO. 31 FRONTS 50 FEET ON THE NORTH SIDE OF NEVADA AVENUE AND RUNS BACK BETWEEN PARALLEL LINES 160 FEET TO AN ALLEY.

BEING THE SAME PROPERTY CONVEYED TO SETH A. STEWART AND WIFE, ELIZABETH STEWART BY DEED FROM DENNIS R. BADWELL OF RECORD IN DOCUMENT NUMBER 20050825-0101858, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

unimproved ( )
This is improved (X) property, known as 4006 Nevada Avenue, Nashville, Tennessee 37209
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

Witness my/our hand(s) this 9th day of February, 2006.

Seth A. Stewart

Elizabeth Stewart

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Seth A. Stewart and Elizabeth Stewart, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 9th day of February, 2006.

Kathryn Brown

Notary Public

My Commission Expires: 11-28-07

(SEAL)

KATHRYN W. BROWN
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

Davidson County DEEDQC
Recvd: 02/14/06 14:01 1 pgs
Fees:12.00 Taxes:0.00

20060214-0017959