QUITCLAIM DEED

Information has been provided by the parties herein. No search has been performed nor closing executed

Davidson County DEEDQC
Recvd: 03/21/06 12:29 1 pgs
Fees:12.00 Taxes:0.00

20060321-0032311

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0-.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th

Notary Public

MY COMMISSION EXPIRES: 1-27-07

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE
Jacqueline G. Brown
My Commission Expires
January 27, 2007
STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Lender's Title & Escrow, LLC, 810 Crescent Centre Drive, Suite 250, Franklin, TN, 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Grace Alexander (NAME)	Same (NAME)	080-8-241.00
3225 Mexico Drive (ADDRESS)	SAME AS ADDRESSEE (ADDRESS)	
Nashville, TN 37218, (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and consideration of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Grace B. Alexander, hereinafter called the GRANTORS, by these presents do hereby grant, transfer, convey and quitclaim all my/our right, title and interest, unto , Grace B. Alexander, unmarried and Tina J. Howse, unmarried hereinafter called the GRANTEES, their heirs and assigns forever, all my/our right title and interest a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 67 on the Plan of Section Four, Bordeaux Hills, of record in Book 3600, page 49, Register's Office for said County. Said Lot No. 67 fronts 60 feet on the westerly margin of Mexico Drive and extends back 145.56 feet on the southerly line and 162.64 feet on the northerly line to a dead line in the rear, measuring 62.37 feet thereon.

Being the same property conveyed to Samuel Alexander, Jr.,* and wife Grace B. Alexander by deed from Raymond Staggs and wife Clara L. Staggs, dated April 19, 1971 and filed for record on April 21, 1971 in Book 4494, page 926, Register's Office for Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as 3225 Mexico Drive, Nashville, TN 37218
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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.

It is expressly agreed by the parties hereto that all taxes for the current year shall be prorated between them as of the date of this deed.

This conveyance is expresly made subject to reservations, restrictions, easements, covenants and conditions contained in former instruments of record pertaining thereto and to all easements and encroachments apparent from an inspection of the property.

Witness my/our hand this _____ day of March, 2006.

*deceased

Grace B. Alexander

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Witness my hand and official seal at office this 9th day of March, 2006.

Commission expires: 1-27-07

JACQUELINE G. BROWN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Jacqueline G. Brown
My Commission Expires
January 27, 2007
STATE OF TENNESSEE

Jacqueline G. Brown