Davidson County DEEDQC
Recvd: 05/05/06 11:59 2 pgs
Fees:13.00 Taxes:24.05
20060505-0052545

PICK-UP

NAME & ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP AND PARCEL NUMBER:
Leon Bowman, Ernestine D. Bowman, and Keith Bowman 3233 West Hamilton Road Nashville, TN 37218	Leon Bowman 3233 West Hamilton Road Nashville, TN 37218	Map: 081-11-0 Parcel: 486.00 [081 - 11 - 0 486.00]
This instrument prepared by: **James E. Brown, 1400 Pellican Point, Madison, Tennessee 37115-6515**		

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, **JAMES E. BROWN** by these presents has bargained and sold, and does hereby convey, remise, release and forever quitclaim unto **LEON BOWMAN, ERNESTINE D. BOWMAN, and KEITH BOWMAN**, their successors, heirs and assigns, his entire right, title and interest in and to a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

A tract of land in Davidson County, Tennessee, being the northerly part of Lot No. 296 in McGavock & Wetmore's Addition to Nashville, called the Town of McGavock, a plan of which is of record in Book 21, page 23, Register's Office for Davidson County, Tennessee.

Said part of said lot fronts 44 feet on the east side of Arthur Avenue, formerly Wetmore, and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Cardelia B. Barnwell by deed from James E. Whitson, Sr. and wife Emma Jean Whitson , dated January 6, 1961, and recorded in Book 3166, page 557, Register's Office for Davidson County, Tennessee. Also being the same property conveyed to Rudolph V. Polk by quitclaim deed from Cardelia E. Barnwell Jenkins on October 21, 1983, of record in Book 6162, page 150, in the Office of the Register of Deeds of Davidson County, Tennessee. And further being the same property conveyed to James E. Brown by quitclaim deed from Rudolph V. Polk dated July 19, 2005, and of record as Instrument No. 20050722-0095731in the Register's Office for Davidson County, Tennessee.

This is unimproved property known as 1734 Arthur Avenue, Nashville, Tennessee 37208.

Witness my hand this 20th day of April , 2006.

James E. Brown, Grantor

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned Notary Public in and for said County and State, James E. Brown, the within named bargainor, with whom I am personally acquainted James E. Brown, 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 executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 20th day of April , 2006.

Notary Public

My Commission Expires: 7/21/07

ANGEL YORK
DAVIDSON COUNTY, TN

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater, for this transfer is $ 6,500.00 .

_____
Affiant

Subscribed and sworn to before me this _____ day of _____ , 2006.

_____
Notary Public or Deputy Register

My Commission Expires:_____

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ 6,500.00
Glenn Bowman
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 5 DAY OF May 20 06
Brandi Weeks
Deputy Register