Davidson County DEEDQC
Recvd: 06/08/06 12:18 2 pgs
Fees:12.00 Taxes:0.00
20060608-0068160

PREPARED BY:
BRIDGEHOUSE TITLE, LLC
342 Cool Springs Blvd., Suite 202
Franklin, Tennessee 37067

THIS INSTRUMENT PREPARED UPON INFORMATION FURNISHED BY THE PARTIES.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Affiant: _____

The actual consideration is $0.00

Subscribed and sworn before me, this the 5th, day of June, 2006.

Notary Public: _____
My Commission Expires:

BRYAN D. SPICER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires October 25, 2008

ADDRESS OF NEW OWNER:
Hollis T. Biffle, Jr.
2025 25th Avenue North
Nashville, TN 37208

SEND TAX BILLS TO:
Same

MAP/PARCEL:
Map 81-6, Parcel 230

QUITCLAIM DEED

For and in consideration of One Dollar (1.00), cash in hand paid, the receipt of which is hereby acknowledged, I, **Bessie M. Burton**, (hereinafter referred to as "**GRANTOR**") do quitclaim and convey all of my undivided right, title and interest to the hereinafter described property to **Hollis T. Biffle, Jr.**, (hereinafter referred to as "**GRANTEE**") his heirs and assigns, in and to the following described tract of land:

A lot of land in the 8th Civil District of Davidson County, Tennessee, being the south part of a tract marked "Forte Property" shown on the plan of Carolann Acres, as of record in Book 2083, Page 30, Register's Office for said County, and described according to a copy of a survey by Ralph W. C. Lambert, Surveyor, dated September 18, 1954, as follows:

Beginning at a concrete monument on the west margin of 25th Avenue, North at the northeast corner of lot 7, westwardly 215.9 feet to a concrete monument in the east line of Lot 5; thence with the east line of Lot 5 and 6, northwardly 70 feet to a point which is 5.3 feet south of a concrete monument in the northeast corner of Lot 6; thence eastwardly 215.9 to an iron pin in the westerly margin of 25th Avenue, North; thence with the margin of same, southwardly 70 feet to the beginning.

Being the same property conveyed to Hollis T. Biffle by deed from Hollis T. Biffle and wife, Bessie Mai Biffle, of record in Book 4172, Page 679, Register's Office for Davidson County, Tennessee; and, being the same property conveyed to Bessie Mai Burton by Last Will and Testament of Hollis T. Biffle, of record in Davidson County Probate Court, No. 05P1103.

T-foot easement for public utilities along the rear line of premises as shown on survey made by Ralph W. C. Lambert, Surveyor, September 18, 1954, and set out in deed from Joe Forte and wife, to A.D. Hewlett and wife, of record in Book 2304, Page 483, Register's Office for said County.

This is improved property known as: 2025 25th Avenue North, Nashville, TN 37208.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Said property is conveyed subject to such limitations, restrictions, easements and encumbrances as may affect the premises.

IN WITNESS WHEREOF, this document was executed this 5th day of June, 2006.

Bessie M. Burton

Bessie M. Burton

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Bessie M. Burton**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed this instrument for the purposes contained therein.

Witness my hand and official seal at office, this 5th day of June, 2006.

Bryan D Spicer

NOTARY PUBLIC

My Commission Expires:

BRYAN D. SPICER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires
October 25, 2008