THIS DOCUMENT PREPARED BY (AND
AFTER RECORDING RETURN TO):
First National Financial Title Services, Inc.
25 Century Blvd., Suite 203
Nashville, TN 37214
Phone 615.883.0040 • Fax: 615.883.0827

Davidson County DEEDQC
Recvd: 02/01/07 13:12 2 pgs
Fees:12.00 Taxes:0.00
20070201-0013345

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# QUITCLAIM DEED

**KNOW ALL MEN BY THESE PRESENTS THAT:**

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, ~~Stacy~~ *Stacey Lynn Person, unmarried, hereinafter referred to as Grantor, does hereby bargain, sell, remise, release, quit claim and convey unto Walter Benjamin Person, Jr., hereinafter Grantee, the following lands and property, together with all improvements located thereon, lying in Davidson County, Tennessee, to-wit:

Being Lot No. 76, Section One, on the Plan of Chelsea Village Addition, a portion of Piccadilly, Seq. 2 P.U.D., as shown by plat of record in Plat Book 7900, Page 704, Register's office for Davidson County, TN, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Walter B. Person, Jr. and wife, Stacey L. Person by Deed from Jerry Butler, dated 5/12/95, recorded 5/15/95, in Book 9671, Page 856; further being the same property in Final Decree of Second Circuit Court for Davidson County, TN, Case No. 03D-548, filed 11/6/2003, Register's Office for Davidson County, Tennessee.

This is improved property known as 3204 Clapham Rd., Antioch, TN 37013.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

And now I, the said Stacy Lynn Person for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto, Walter Benjamin Person, Jr., their heirs and assigns, the same property herein described and set forth, to which reference is here made and said property is conveyed subject to the same limitations, restrictions and encumbrances as may effect the premises, as herein set forth.

WITNESS Grantor's hand this 22nd day of January, 2007.

Stacey Lynn Person
~~Stacy~~ Lynn Person, Grantor
Stacey

State of TENNESSEE
County of Davidson

On this the 22nd day of January, 2006, before me, the undersigned personally appeared * ~~Stacy~~ Lynn Person, known to me (or satisfactorily proven) to be the party executing the foregoing instrument and she acknowledged that he, executed same as his free act and deed.

*Stacey Lynn Person

GWENDOLYN SHORES NOTARY PUBLIC AT LARGE WILSON CO. TENN.

Gwendolyn Shores
Notary Public

My Commission expires: Aug 6, 2007

I hereby swear or affirm that the actual consideration for this transfer is -0.

Stacey Lynn Person
Affiant

Gwendolyn Shores
Notary Public

My Commission expires: Aug 6, 2007

GWENDOLYN SHORES NOTARY PUBLIC AT LARGE WILSON CO. TENN.

Name of Owner and Property Address:
Walter Benjamin Person, Jr.
3204 Clapham Rd.
Antioch, TN 37013

Person Or Entity Responsible For Payment Of Taxes:
Walter Benjamin Person, Jr.
3204 Clapham Rd.
Antioch, TN 37013

Tax Parcel ID#: 149.03 – 0A-049.00CO