Davidson County DEEDQC
Recvd: 02/26/07 11:11 2 pgs
Fees:12.00 Taxes:0.00
20070226-0023327

This instrument prepared by:
Lawless & Associates, P.C.
Suite 403, The Customs House
701 Broadway
Nashville, TN 37203

ADDRESS NEW OWNER:	MAP AND PARCEL NO.:	SEND TAX BILL:
Fred Koller and wife, Patricia F. Koller P.O. Box 210167 Nashville, TN 37221	Map 91-15 Parcel 242.00	New Owners

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, Fred Koller, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer, convey and quitclaim unto Fred Koller and wife, Patricia F. Koller, hereinafter called the **Grantee(s)**, their heirs and assigns, all of the Grantor's 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:

Land in Davidson County, Tennessee, being more particularly described as follows:

TRACT NO. 1:

Being Lot No. 819 of Block No. 113, Plan No. 1, West Nashville, as of record in Book No. 57, pages 74 and 75, Register's Office for said County. Said Lot No. 819 fronts 25 feet on the northerly side of Charlotte Avenue, and runs back between parallel lines 150 feet to an alley.

TRACT NO. 2:

Being the easterly 8 feet front of Lot No. 821 of Block No. 113, Plan No. 1, West Nashville, as of record in Book 57, pages 74 and 75, Register's Office for said County. Said part of Lot No. 821 fronts 8 feet on the northerly side of Charlotte Avenue and runs back between parallel lines 57 feet to a dead line, measuring 8 feet thereon.

Being the same property conveyed to Fred Koller, of record at Instrument No. 20070208-0016713, Register's Office for Davidson County, Tennessee.

This is improved property known as 4918 Charlotte Ave, Nashville, Tennessee 37209.

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

WITNESS our hands on this 15th day of February, 2007.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ [redacted]0
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 20th DAY OF Feb 20 07
Deputy Register

GRANTOR:

Fred Koller

Patricia F. Koller

STATE OF TENNESSEE
COUNTY OF DAVISON

DANE B. BRYANT STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires JULY 19, 2008

Personally appeared before me the undersigned authority, the within named Fred Koller and wife, Patricia F. Koller, the bargainor(s), who, whom I am personally acquainted (or proved to me on the basis of satisfactory), and who acknowledged that they executed the within Quitclaim Deed for the purposes therein contained.

WITNESS my hand and office seal at Nashville, Tennessee, this the 15 day of February, 2007.

NOTARY

My commission expires: July 19, 2008

DANE B. BRYANT STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires JULY 19, 2008