8:00

THIS INSTRUMENT WAS PREPARED BY
DEBRAH K. FRIZZELL, ATTORNEY
209 SHIVEL DRIVE
HENDERSONVILLE, TN 37075
TEL(615)824-7163/FAX(615)826-4014

Davidson County DEEDQC
Recvd: 03/21/07 13:12 2 pgs
Fees:12.00 Taxes:0.00
20070321-0034379

STATE OF TENNESSEE
COUNTY OF SUMNER
The Actual Consideration or Value, Whichever is Greater, For This Transfer is $ -0-
Recording not subject to tax pursuant to TCA 67-4-409(3)(E)

AFFIANT

Subscribed and sworn to before me, this the 22 day of November, 2005
My Commission Expires 6-3-09

Rebecca C. Eli
NOTARY PUBLIC

REBECCA L. ELI
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY, TN.

ADDRESS OF NEW OWNER	SEND TAX BILL TO	Tax Information:
Margaret J. Eagles	New Owner	042-11-0 070.00
631 Old Hickory Blvd.		
Madison, TN 37115		

QUITCLAIM DEED

BE IT REMEMBERED, that for and in consideration of the dissolution of our marital affairs pursuant to a divorce decree, Docket #27710-C, Circuit Court for Sumner County, Tennessee, I, **JOSE G. RAMIREZ RAMOS,** bargain and sell, and by this deed do quitclaim, transfer and convey without warranty unto **MARGARET J. EAGLES,** formerly known as **MARGARET J. RAMIREZ,** her heirs and assigns, certain real estate in DavidsonCounty, Tennessee, described asfollows:

LAND in Davidson County, Tennessee, being Lots Nos. 19, 20, 21and 22 of Block "B" on the Map of Marthonna not of record, and described according to a survey made by J. A. Mefford, Surveyor, in December, 1937, as follows:

BEGINNING at a point in the southerly margin of Old Hickory Boulevard, 100 feet east of the easterly margin of Ezell Road, West at the corner of Lots Nos. 22 and 23;thence with the line between said lots, southerly parallel to the easterly line of Ezell Road West, 248.3 feet to the north line of Lot No. 27;thence with the north line of Lot 27, easterly 100 feet to the corner of Lots 18 and 19; thence with the line between said lots, northerly 246.6 feet to the southerly margin of Old Hickory Boulevard;thence with the margin of the same, westerly 100 feet to the beginning.

Included in the above described property but EXCLUDED therefrom is a portion of the above described property having been conveyed to the Metropolitan Government of Nashville and Davidson County, of record in Book 4842, page 983, Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

BEGINNING at the point of intersection of the south margin of Old Hickory Boulevard and the west boundary of the Billy Howell property; thence along the said west boundary South 1 deg. 04 min. West 21.0 feet to a point; thence North 87 deg. 59 min. West 100.0 feet to a point; thence North 1 deg. 04 min. East 21.0 feet to a point in the said south margin; thence along the said south margin eastwardly 100.0 feet to the point of beginning.

Being the same property conveyed to JOSE G. RAMIREZ RAMOS and wife, MARGARET J. RAMIREZ, by deed from JERRY C. HARLAN and wife, WANDA G. HARLAN, of record as Instrument No. 20050526-0059493, recorded on May 26, 2005 in said Register's Office.

Pamela L. Whitaker, Register
Sumner County Tennessee
628149
Rec #: 10.00
Rec'd: 0.00
State: 0.00
Clerk: 2.00
EDP: 12.00
Total: Record
Instrument #: 773600
Recorded 11/28/2005 at 8:00 am
in Record Book 2391 Pgs 752-753

THIS IS IMPROVED PROPERTY KNOWN AS 631 Old Hickory Blvd., Madison, TN 37115.
The above description is the same as that in the previous deed.
I acknowledge receipt of all sums and things due me for this transfer.

ENTERED
John C. Isbell
PROPERTY ASSESSOR

NOV 28 2005
Davidson Co.
MAP__GP__CTL__PAR__

In witness whereof, I have hereunto set my hand this 25 day of OCTOBER, 2005.

JOSE G. RAMIREZ RAMOS

STATE OF TENNESSEE
COUNTY OF SUMNER

On this 25 day of October, 2005, before me personally appeared **JOSE G. RAMIREZ RAMOS,** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the deed as his free act and deed.

Rebecca C. Eli
Notary Public

~~My Commission~~ Expires: 6-3-09

REBECCA C. ELI
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY, TN