QUITCLAIM DEED

Davidson County DEEDQC
Recvd: 03/27/07 13:19 2 pgs
Fees:12.00 Taxes:0.00
20070327-0036578

THIS INSTRUMENT WAS PREPARED BY:
Bicentennial Title & Escrow, 2280 Metrocenter Blvd, Suite 300, Nashville, TN 37228

Address of New Owner	Send Tax Bills To	Map-Parcel Nos.
Cassandra Cox **1616 17th Ave. North** **Nashville, TN. 37208**	**Cassandra Cox** **1616 17th Ave. North** **Nashville, TN. 37208**	**081-15-0-221.00**

THIS INDENTURE, Made the 27th day of March 2007, between **Eva Pride** as party or parties of the first part, hereinafter called Grantor, and **Cassandra Cox** hereinafter called Grantees (the words "Grantor" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits).

WITNESSETH: That Grantor for and in consideration of ten dollars, the receipt of which is hereby acknowledged, has bargained, sold, and does by these present bargain sell, remise, release, and forever quitclaim to Grantee, all of her right, title and interest in said property, with respect to all of Grantor's title, interest, claim or demand which the Grantor has or may have had in and to the following described properties located in **Davidson County, Tennessee**, to-wit:

Land in Davidson County, Tennessee, being the easterly 25.0 feet of the southerly part of Lot No. 410, Plan of D.T. McGavock and others, as of record in Book 21, page 41, Register's Office for said County, in accordance with the survey and plat by Hickerson & Hickerson Engineers, dated November 19, 1963, and being more fully described as follows:

BEGINNING at an iron pin in the northerly margin of Underwood Street, said iron pin being the southeasterly corner of Lot No. 410 on the above referred to plan; running thence with the northerly margin of Underwood Street, South 64 degrees West 26.5 feet to an iron pin; said iron pin being the southwesterly corner of the herein described property' thence leaving the northerly margin of Underwood Street, North 43 degrees 30' West 80.2 feet to an iron pin, said iron pin being the northwesterly corner of the herein described property' thence North 46 degrees 30' East 25 feet to an iron pin the easterly line of Lot No. 410, on the above referred to plan' running thence with the easterly line of said Lot No. 410, South 43 degrees 30' East 88 feet to the point of beginning.

Being the same property conveyed to William R. Pride and wife, Eva Pride by deed of record in Book 4619, page 104, said Register's Office for Davidson County, Tennessee. The said William R. Pride having since died on July 30, 1975.

This property is commonly known **1714 Underwood Street, Nashville, Tennessee 37208.**

With, all the rights, members and appurtenances to the said described premises in anywise appertaining or belonging.

IN WITNESS WHEREOF, the Grantor has signed and sealed this deed, the day and year above written.

Signed, sealed and delivered by Grantor.

Eva Pride

Eva Pride

STATE OF Tennessee)
COUNTY OF Davidson)

The actual consideration or value whichever is greater, for this transfer is $ 0.00.

AFFIANT

Notary Public

My Commission Expires: March 21, 2009

TIFFANY R. ADDISON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN My Commission Exp. March 21, 2009

STATE OF Tennessee)
COUNTY OF Davidson)

On this 27th day of March 2007, before me personally appeared **Eva Pride**, to me known, or proved to me on the basis of satisfactory evidence to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Witness my hand and official seal at Nashville, Tennessee, this 27th day of March 2007.

My Commission expires:

Notary Public

TIFFANY R. ADDISON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN My Commission Exp. March 21, 2009