DOCUMENT PREPARED BY:
Law Offices of Cynthia W. Fitzgerald
P. O. Box 70270
Nashville, Tennessee 37207

State of Tennessee)
County of Davidson)
The actual consideration or value whichever is greater for this transfer is $ -0-

AFFIANT

SUBCRIBED AND SWORN TO BEFORE ME THIS THE 30th DAY OF MAY, 2007.

NOTARY

MY COMMISSION EXPIRES

CYNTHIA W. FITZGERALD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 19, 2009

QUIT CLAIM DEED

ADDRESS OF NEW OWNER:
VICTOR WALLER
1913 Hailey Avenue
Nashville, TN 37218

SEND TAX BILL TO:
Same

MAP & PARCEL NO.:
81-01 4

KNOW ALL MEN BY THESE PRESENTS:

FOR AND IN CONSIDERATION for the sum of ($1.00) dollar(s), cash in hand paid by the hereinafter named GRANTEE(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned, TONY DEWAYNE TALLEY, {HEREINAFTER named GRANTOR(s) have bargained an sold, and by these presents do transfer and convey, demise, release and forever quitclaim unto the said, VICTOR WALLER {HEREINAFTER named GRANTEE(s)} his, successors and assigns, all of our title, interests, and estate legal and equitable, in and to a tract or parcel of land in Davidson County, Tennessee described as follows:

Land in Davidson County, Tennessee, being parts of Lots Nos. 42, and 44, on the map of Haley's Subdivision of part of Block 5, in G. T. Sheegog's Subdivision at Bordeaux as of record in Book 547, Page 155, Register's office for said County, being the southerly 30 feet of Lot No. 43 and the northerly 35 feet of Lot No. 44 on the Revised Map of Haley's Subdivision of part of Block No. 5, in G. T. Sheegog's Subdivision, not of record described according to a survey made by Blanchard and Parrish, Surveyors, May 5, 1937, as follows:
Beginning on the easterly margin of Haley Avenue at a point 150.2 feet, more or less, south of the southerly margin of River Drive, said point being the southeast corner of the property conveyed to Alma Alessio by Deed from Alve Haley, of record in book 1097, Page 317, said Register's Office; thence westwardly and parallel with the dividing line between Lots 43 and 44 on said Revised plan, 150 feet; thence northwardly 65 feet to said Alessio's southwest corner; thence with her southerly line, eastwardly 150 feet to the beginning.
Being the same property conveyed to Elvin Williams by deed from Mary Lucile A. Yarbowood et vir, Richard E. Wood of record in Book 6221, Page 224, Register's Office for Davidson County, Tennessee. Being the same property conveyed to Mary Sherrell from Elvin E. Williams, unmarried. Being the same property acquired by Victor Waller, widower, Tony Dewayne Talley and Trodell Sherrell, heirs-at-law of Mary Sherrell by intestate succession from Mary Sherrell, deceased.

This is a tract of land known as 1913 Hailey Avenue, Nashville, Tennessee. This property is conveyed subject to such limitations, restrictions, encumbrances, easements deeds of trust which may appear of record.

WITNESS my hand and seal this 30th day of May, 2007.

TONY DEWAYNE TALLEY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said County and State, the within named Tony Dewayne Talley, the Grantor with whom I am personally acquainted, and who acknowledged he executed the within instrument for the purpose therein contained.

Witness my hand and official seal in said county at Nashville, Tennessee this 30th day of May, 2007.

Notary Public

Expiration September 19, 2009

Davidson County DEEDQC
Recvd: 05/31/07 11:51 1 pgs
Fees:12.00 Taxes:0.00

20070531-0064655

CYNTHIA W. FITZGERALD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 19, 2009