QUITCLAIM DEED

Davidson County DEEDQC
Recvd: 06/28/07 12:59 2 pgs
Fees:12.00 Taxes:0.00

20070628-0077272

JAY E. SCOTT
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

MY COMMISSION EXPIRES:
May 23, 2011

(AFFIX SEAL)

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE June 22nd 2007.

Notary Public

MY COMMISSION EXPIRES:

THIS INSTRUMENT WAS PREPARED BY
Equity Title Solutions, 2525 Lebanon Pike, Ste. 205, Bldg. C, Nashville, TN 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Francine Emberton	SAME	09109012200
(NAME)	(NAME)	
5902Deal	SAME	
Nashville, TN 37209	SAME	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Francine Emberton HEREINAFTER CALLED THE GRANTORS, HEREBY QUITCLAIMS TO, **Francine Emberton, unmarried and Debbie Russell, unmarried,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL HIS/HER/THEIR RIGHT, TITLE AND INTEREST IN A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being the westerly part of Lot No. 51 and part of Lot No. 2 on the Plat of T.M. Nall's Subdivision of Lots Nos. 18, 19 & 20 of the B.F. Cockrill Farm, as of record in Book 421, Page 63, in the Register's Office of Davidson County, Tennessee, and being more particularly described as follows:

BEGINNING on the northerly margin of Deal Avenue at a point 145 feet westerly from the northwest corner of said Deal Avenue and Elaine Street; thence northwardly and parallel with Elaine Street 150 feet, more or less, to the southern boundary line of the property conveyed to William Joyce Ferrell and wife, by deed from C.A. Hays and wife, of record in Book 2017, Page 370, said Register's Office, said point being also in the western boundary line of the property conveyed to Dorris G. Ford and wife, by deed of correction from C.A. Hays and wife, of record in Book 1428, Page 369, said Register's Office; thence with the southern boundary line of the said Ferrell property and the property conveyed to William G. Threet and wife, by deed from C.A. Hays and wife, of record in Book 1585, Page 139, said Register's Office, westwardly 56 feet, more or less, to the northeast corner of the property conveyed to Coleman Larue by deed from Linnie Collins of record in Book 2103, Page 381, said Register's Office; thence with the easterly line of the said Larue property southwardly 150 feet to the northerly margin of Deal Avenue; thence with said Avenue eastwardly 53 feet to the beginning.

Being the same property conveyed to Boyd L. Barnes and wife, Ruth G. Barnes by deed from G. A. Sensing and wife, Essie Mae Sensing of record in Book 2861 and Page 237 on 01/07/1959 and filed for record on 01/07/1959, Register's Office for said County.

Being the same property conveyed to Francine Emberton, unmarried by deed from Ruth G. Barnes, a widow of record in Instrument 200506210071220 on 06/17/2005 and filed for record on 06/21/2005, Register's Office for said County.

Unimproved
This is improved ☒ property, known as 5902 Deal Avenue
Nashville, Tennessee 37209

WITH THE HEREDITAMENTS AND APPURTENANCES THERETO APPERTAINING, HEREBY RELEASING ALL CLAIM TO HOMESTEAD THEREIN. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my/our hands June 22 2007

Francine Emberton

STATE OF TENNESSEE

COUNTY OF Davidson

Personally appeared before me, Jay E. Scott (notary public), Francine Emberton the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person(s) executed the within instrument for the purposes therein contained.

Witness my hand and official seal.

My Commission Expires:

JAY E. SCOTT
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

MY COMMISSION EXPIRES:
May 23, 2011

, Notary Public