Davidson County DEEDQC
Recvd: 07/13/07 13:40 2 pgs
Fees:12.00 Taxes:0.00
20070713-0083744

This Instrument Prepared by:
MELISSA LONG
110 S. CUMBERLAND
LEBANON, TN 37087

ADDRESS OF NEW OWNER:
Send tax bills to
LINDA L. GOSS & CHARLES J. JONES, ISAOA
110 S. CUMBERLAND
LEBANON, TN 37087

MAP-PARCEL NUMBERS:

025-04-109

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, **ELIZABETH J. COWHERD** ("GRANTOR") does hereby transfer and convey, remise and release and forever quitclaim unto **LINDA L. GOSS and CHARLES J. JONES, ISAOA**, ("GRANTEE"), its successors and assigns, all right, title and interest in and to that certain tract or parcel of land in Davidson County, State of Tennessee described as follows, to-wit:

A tract of land in the 10th Civil District of Davidson County, Tennessee, described according to a survey made by C.J. Carney, Surveyor, January 14, 1959, as follows:

Beginning on the southerly margin of Moncrief Avenue, at a point south 84 degrees West 57.5 feet from Tract No. 1 of the property conveyed to Carl E. Smith and wife, by deed from E.W. Adams and wife, of record in Book 2445, Page 235, Register's Office for said County; thence southerly 128 feet to the northerly margin of a ditch; thence South 83 degrees 30' West 66.5 feet; thence North 1 degree East 130 feet to the southerly margin of Moncrief Avenue; thence with the same, North 84 degrees East 66.5 feet to the beginning, containing 0.917 acres, more or less.

Being the same property conveyed to Elizabeth J. Cowherd, unmarried by deed from Ellen M. Sutton, unmarried, unmarried, dated September 19, 2003 and recorded September 23, 2003 in Instrument No. 20030923-0140509, Register's Office for Davidson County, Tennessee.

This is improved property known as 130 Moncreif Avenue, Goodlettsville, TN 37072.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. 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.

THIS INSTRUMENT and the interest hereby released and conveyed are subject to all taxes, restrictions, easements, ordinances and encumbrances as may affect the premises.

WITNESS my hand this the 2 day of January, 2006

GRANTOR

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, ELIZABETH J. COWHERD, the Bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and, who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 2 day of January, 2006

NOTARY PUBLIC

My Commission Expires: 7/29/2006

MELISSA J. LONG NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires JULY 29, 2006

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value of this transfer is $ 0

AFFIANT

Subscribed and sworn to before me on this the
2 Day of January, 2006

NOTARY PUBLIC

My Commission Expires: 7/29/2006

MELISSA J. LONG NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.