Davidson County DEEDQC
Recvd: 08/01/07 16:32 3 pgs
Fees:17.00 Taxes:0.00
20070801-0091634

Name and Address of New Owner

Mattie C. Lee

910 Acklen Ave
Nashville, TN 37203

Send Tax Notice To:

910 Acklen Ave
Nashville, TN 37203

Prepared By:

On Time Settlement Services
2000 Cliff Mine Road, Park West 2, Ste. 210
Pittsburgh, PA 15275
File # 2007070044

Parcel No. 105.09-0-381.00

QUIT CLAIM DEED

Mattie C. Lee, an unmarried woman, of Davidson County, Tennessee for consideration of ONE DOLLAR AND 00/100 ---------($1.00),cash in hand paid, and other goods and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, I/We the undersigned Mattie C. Lee, do hereby transfer, convey and quit claim to Mattie C. Lee, an unmarried woman, her heirs and assigns, forever, all their rights, title, claim and interest in and to that certain parcel of real estate situate and located in Davidson County Tennessee, and being more particularly described as follows, to wit:

SEE ATTACHED EXHIBIT "A"

Being the same property conveyed to Mattie C. Lee, reserving a life estate to Maudie L. Russell, by Deed dated April 9, 1997 and recorded April 18, 1997, in Book 10420, Page 910 of the Registry of Deeds of Davidson County, Tennessee. Maudie L. Russell is now deceased, date of death January 10, 2001

This is a conveyance to remove a life estate.

m.cl

WITNESS the hand and seal of the said Grantor this 23rd day of July, 2007

Mattie C. Lee

WITNESS **Mattie C. Lee**
(SEAL)

WITNESS **(SEAL)**

STATE OF TENNESSEE
COUNTY OF Davidson

On this the 23rd day of July, A.D. 2007 before me, a Notary Public, the undersigned officer, personally appeared Mattie C. Lee, known to me (or satisfactorily proven) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged that he/she/they executed the same for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

My commission expires: 3-11-2008

Maureen H Poole
NOTARY PUBLIC

MAUREEN H. POOLE NOTARY PUBLIC AT LARGE BEDFORD CO. TENN.

I hereby swear or affirm that the actual consideration for this transfer is none.

Mattie C Lee
Mattie C. Lee

Sworn to and subscribed before me this the 23rd day of July, 2007

Maureen H Poole
Notary Public

My Commission Expires: 3-11-2008

MAUREEN H. POOLE NOTARY PUBLIC AT LARGE BEDFORD CO. TENN.

The following described real estate located in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, State of Tennessee, being the easterly part of Lot No. 31 and the westerly 5 feet of Lot No. 30 on the Map of Waverly Land Company's Subdivision, called "Waverly Place" of record in Book 57, page 95, of the Register's Office for Davidson County, Tennessee.

Said parts of said lots adjoin and front together 55 feet on the northerly side of Acklen Avenue, formerly Prospect Avenue, and runs back between lines 225 feet to an alley in the rear on which it measures 41-1/4 feet.

Being the same property conveyed to Mattie C. Lee by Deed dated April 9, 1997 and recorded April 18, 1997 in Deed Book 10420, Page 910, in the Register's Office of Davidson County, Tennessee.

Parcel Number 105.09-0-381.00

Record & Return To:
On Time Settlement Services
2000 Cliff Mine Road
Park West Two, Suite 210
Pittsburgh, PA 15275
412-788-5212

(2007070044.PFD/2007070044/32)