Davidson County DEEDQC
Recvd: 08/15/07 11:21 3 pgs
Fees:17.00 Taxes:0.00
20070815-0097556

QUITCLAIM DEED

KNOWN ALL MEN BY THESE PRESENTS, that **Tyrone Fitzpatrick and ~~Curtis Fitzpatrick~~** for and in consideration of Ten Dollars and 00/100's ($10.00) do/does hereby bargain, sell, remise, quitclaim, and convey unto, **Catherine Patterson** all his/her right, title, and interest to the following described real estate, located in **Davidson County, Tennessee**, described as follows:

Land in Davidson County, Tennessee, being the easterly 50 feet of the northerly 160 feet of Lot No. 21 on the map of the subdivision of the Georgia Industrial Realty Company's North Nashville Property, as of record in Book 421, page 188, Register's Office for said County.

Said part of Lot No. 21 fronts 50 feet on the southerly side of Osage Street and runs back between parallel lines, with the westerly margin of 24th Avenue North 160 feet to a dead line.

Being the same property conveyed to Ossie Jones and Catherine Fitzpatrick by warranty deed from Elliot Caldwell, filed for record on December 6, 1986, book 7061 and page 798, in Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Tyrone Fitzpatrick, Catherine Patterson and Curtis Fitzpatrick by operation of law from Catherine Fitzpatrick having since died, divesting all her right, title and interest, in and to said real estate in her heirs at law by intestate succession, pursuant to Docket # 03P-785, filed for record on August 23, 2005, Instrument No. 20050823-0100484, in Register's Office for Davidson County, Tennessee.

IN TESTIMONY WHEREOF he/she has (ve) hereunto set his/her hand(s) and seal(s) this 13th day of July 2007.

Tyrone Fitzpatrick

Tyrone Fitzpatrick

~~Curtis Fitzpatrick~~

STATE OF Michigan County of Wayne

On the 13th day of **July, 2007,** before me a Notary Public in and for the said State and County, duly commissioned and qualified, personally appeared Tyrone Fitzpatrick ~~and Curtis Fitzpatrick~~ with whom I am personally acquainted, and who acknowledged the execution of the foregoing instrument and acknowledged that he/she executed the same as his/her free act and deed.

Witness my hand and official seal this 13th day of July, **2007.**

My Commission Expires: 4-24-2012 Ina L. Benson
Notary Public

Sworn and subscribed to me this 13th day of July **2007.**

The actual consideration for this transfer is –0-. Florence King

Affiant

Witness my hand and official seal this 13th day of July, **2007.**

My Commission Expires: 4-24-2012 Ira L. Benson

Notary Public

Sworn and subscribed to me this 13th day of July **2007.**

Prepared by: Pinnacle Title & Escrow, LLC at 2109 Buena Vista Pike, Nashville, TN 37218

Tax Parcel Number 081-10-321.

Improved property known as/Address of owner: Catherine Patterson , 2401 Osage Street Nashville, TN 37208.

Send Tax Bills to: SAME

PINNACLE

TITLE & ESCROW, LLC

2109 Buena Vista Pike Nashville, TN 37218
Office (615) 256-3353 ~ Fax (615) 256-3331

I, Rachel L. Bell , do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Elizabeth Gray, a notary public for this county and state, Rachel L. Bell who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

MY COMMISSION EXPIRES: July 24, 2010

ELIZABETH A GRAY
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires JULY 24, 2010