Davidson County DEEDQC
Recvd: 08/16/07 08:36 3 pgs
Fees:17.00 Taxes:0.00
20070816-0097764

THIS DEED OF GIFT, made and entered into as of the **16th** day of **November, 2006**, by and between **DUARD AMOS and HELEN H. AMOS**, husband and wife, hereinafter "Grantors," and **THOMAS L. AMOS,** hereinafter "Grantee."

WITNESSETH:

THAT for and in consideration of the love and affection that the Grantors bear for the Grantee, the said Grantors do hereby give, grant, warrant and convey unto the Grantee, **Thomas L. Amos**, subject to the reservation contained herein, with ~~covenants of general warranty of title~~ QUIT CLAIM, all of their right, title and interest in a certain tract or parcel of land in Davidson County, Tennessee, and described as follows:

BEING Lots No. 32 and 33 of Block A of Rock Hill Subdivision according to a survey made by Ewell Anderson, Surveyor, in August, 1945, and more particularly described as follows:

BEGINNING on the westerly margin of Farris Avenue, 886.4 feet south of the southerly margin of Old Hickory Boulevard, at the common corner of Lots Nos. 33 and 34; thence with the line between said two lots westwardly 200 feet; thence southwardly 100 feet to the common corner of Lots 31 and 32; thence with the line between said two lots eastwardly 200 feet to the westerly margin of Farris Avenue; thence with the westerly margin of said Avenue, northwardly 100 feet to the point of **BEGINNING.**

AND BEING the same property conveyed to Duard Amos from Thomas L. Amos and Gloria Jean Amos, his wife, by Deed dated May 19, 2004, of record in the Register's Office of Davidson County, Tennessee, as Instrument No. 20040525-0061027.

This is improved property known as 216 Farris Avenue, Madison, Tennessee 37115.

The Grantor, Duard Amos, **RESERVES** unto himself a **life estate** in and to the herein conveyed property.

PARCEL IDENTIFICATION: MAP 043-15-0, PARCEL 072.00

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, hereby releasing and waiving all rights

PREPARED BY:

CHAFIN LAW FIRM, P.C.
Post Office Box 1210
Lebanon, Virginia 24266
(276) 889-0143

under and by virtue of the Homestead Exemption laws of said state where the above premises are situated.

The Grantor, Duard Amos, hereby covenants with the Grantee that he is lawfully seized and possessed of the property herein conveyed, that he has full power and authority to convey said property, that the property is unencumbered, and that he will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

This Deed is made expressly subject to the reservations, restrictions, easements, covenants and conditions, if any, contained in the instruments constituting the chain of title to the property conveyed herein and to all matters visible upon inspection.

IN WITNESS WHEREOF, the Grantors have hereunto set their names and seals as of the day and year first above written.

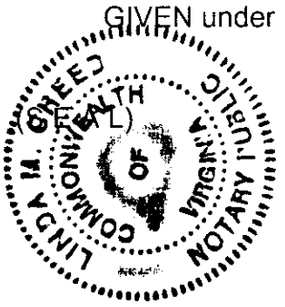
Duard Amos (SEAL)
DUARD AMOS

Helen H. Amos (SEAL)
HELEN H. AMOS

STATE OF VIRGINIA
~~**CITY**~~**/COUNTY OF** Montgomery, **to-wit:**

I, Linda M. Creed, the undersigned, a Notary Public in and for the jurisdiction aforesaid, do hereby certify that **DUARD AMOS and HELEN H. AMOS,** husband and wife, whose names are signed to the foregoing instrument, appeared before me this 8th day of January, 2006, and acknowledged the same before me.

GIVEN under my hand and seal on this the 8th day of January, 2006.



Linda M Creed
Notary Public
My Commission Expires: 9-30-07

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Name and address of Owner
and person responsible for
payment of real estate taxes:

~~Duard Amos~~
~~935 Chrisman Mill Road, N.W.~~
~~Christiansburg, VA 24073~~

Thomas L. Amos
216 Farris Ave
Madison TN. 37115

I hereby swear or affirm, under oath, that the actual consideration for this transfer or value of the property transferred, whichever is greater, is **-0- (Gift)**. No money exchanged.

Duard Amos
DUARD AMOS

Helen H. Amos
HELEN H. AMOS

Sworn to and subscribed before me this 8th day of January, 2006.

Linda M Creed
Notary Public.
My Comm. Exp: 9-30-07

NOTARY PUBLIC
LINDA M. CREED
COMMONWEALTH OF VIRGINIA

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