QUITCLAIM DEED

Davidson County DEEDQC
Recvd: 12/04/07 13:59 1 pgs
Fees:12.00 Taxes:0.00
20071204-0140400

JOHN GLEAVES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TN
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $-0-

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29 DAY OF NOVEMBER, 2007.

Notary Public

MY COMMISSION EXPIRES: 7-2-10

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
1st Trust Title, Inc., 116 Lineberry Blvd., Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ronald H. Richards, Jr.		72-14 / 9
(NAME)	(NAME)	
1117 Cahal Avenue	NEW OWNER	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37206		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **Ronald H. Richards, Sr.,** HEREINAFTER CALLED THE GRANTORS, DO HEREBY REMISE, RELEASE AND FOREVER QUITCLAIM UNTO **Ronald H. Richards, Jr.,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 9 on the Plan of E.T. Brown's Subdivision of Part of Lot No. 1 of the Cahal Lands, as shown of record in Plat Book 332, Page 84, Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Ronald H. Richards, Sr. by Deed from Javier Velasco and wife, Yvette Velasco, filed for record as Instrument No. 20061228-0159751, Register's Office for Davidson County, Tennessee.

Subject to all matters as shown on plat of record in Plat Book 332, Page 84, Register's Office of Davidson County, Tennessee.

unimproved ☒

This is improved ☐ property, known as 1117 Cahal Avenue, Nashville, TN 37206
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises. 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 hand this 29th day of November, 2007.

Ronald H. Richards Sr.

STATE OF FLORIDA
COUNTY OF SEMINOLE

Personally appeared before me, the undersigned, a Notary Public, Ronald H. Richards, Sr., 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 he/she/they executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Altamonte Springs, FL, FLORIDA this 29th day of November, 2007.

Commission expires: May 15, 2010

Notary Public

CHERYL MILES
MY COMMISSION # DD 552290
EXPIRES: May 15, 2010
Bonded Thru Notary Public Underwriters