Davidson County DEEDQC
Recvd: 03/17/08 15:39 3 pgs
Fees:22.00 Taxes:0.00
20080317-0026925

Prepared by:
Monica D. Edwards, Esq
1130 Eighth Avenue, South
Nashville, Tennessee 37203

ADDRESS OF NEW OWNER:
Ehrai Acklen Zapp and
Joyce Acklen
820 Youngs Lane
Nashville, TN 37207

SEND TAX BILLS TO:
(SAME)

MAP:70-8
Parcel: 224

QUITCLAIM DEED

FOR LOVE AND AFFECTION and no monetary consideration, and for the purpose of re-conveying our property to correct the tennancy between Joyce Acklen and Ehrai Acklen Zapp, (formerly Ehrai Acklen), and create a joint tenancy with rights of survivorship between Joyce Acklen and Ehrai Acklen Zapp, we, **JOYCE ACKLEN and EHRAI ACKLEN ZAPP**, GRANTORS, do hereby quitclaim and convey unto **Monica D. Edwards, Trustee**, all of our rights, title and interest in the following described tracts or parcels of land in Davidson County, Tennessee, to wit:

Map. 070-08-0
Parcel 224.00

BEING part of Block "E" on the Map of Haynie's Addition to Free Silver Plan, as of record in Book 161, Page 83, Register's Office for said County, described as follows:

BEGINNING at low water mark on Cumberland River, at the southwest corner of Block "E" and in the center of a branch or ravine, and runs thence with the center of said branch, north 19 degrees east 90 feet, north 52-1/2 degrees west 165 feet, north 60-1/2 degrees east 113 feet, north 2 degrees east 80 feet, north 42-1/2 degrees east 195 feet, south 78 degrees east 100 feet; thence leaving said branch and running south 1-1/2 degrees east 576 feet to the low water mark on Cuumberland River; thence with the same westerly 373 feet to the point of beginning, containing 4 acres, more or less.

ALSO an easement for a roadway along the ravine for the use of this 4 acres and other land, so as to connect this land with the southern street in said plan.

BEING the same property conveyed to Joyce Acklen and Ehrai Acklen by deed from Joyce Day Acklen Lilly of record in Book 4450, Page 903, Register's Office for Davidson County, Tennessee.

This is improved property known as 820 Youngs Lane, Nashville, TN 37207

EHRAI ACKLEN AND EHRAI ACKLEN ZAPP
ARE ONE AND THE SAME PERSON

JAMES ZAPP, SPOUSE OF GRANTOR, EHRAI ACKLEN ZAPP, JOINS IN THIS CONVEYANCE FOR THE PURPOSE OF CONVEYING ANY AND ALL RIGHTS AND INTERESTS HE MAY HAVE BY VIRTUE OF MARRIAGE TO GRANTOR, EHRAI ACKLEN ZAPP

SAID property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises. **AND** now, I, the said **Monica D. Edwards, Trustee**, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto **JOYCE ACKLEN and EHRAI ACKLEN ZAPP**, jointly with rights of survivorship, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF, we have hereunto set our hands, on this 13th day of March, 2008.

Ehrai Acklen Zapp
EHRAI ACKLEN ZAPP

James Zapp
JAMES ZAPP

Joyce Acklen
JOYCE ACKLEN

Monica D Edwards
MONICA D. EDWARDS, Trustee

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

On this the 13th day of March, 2008, before me personally appeared **JOYCE ACKLEN, EHRAI ACKLEN ZAPP** and spouse, **JAMES ZAPP**, bargainors, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Staci Coleman
NOTARY PUBLIC

My Commission Expires

STACI COLEMAN
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires JULY 24, 2010

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

On this the 13th day of March, 2008, before me personally appeared **MONICA D. EDWARDS, Trustee,** bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged execution of the within instrument for the purposes therein contained.

Staci Coleman
NOTARY PUBLIC

My Commission Expires:

STACI COLEMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 24, 2010

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

I, or we, hereby swear or affirm that the actual consideration for this transfer is **NO ($-0-) DOLLARS.**

Monica D. Edwards
AFFIANT

SUBSCRIBED and ***SWORN*** to before me on this the 13th day of March, 2008.

Staci Coleman
NOTARY PUBLIC

My Commission Expires:

STACI COLEMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 24, 2010