PICK-UP

Davidson County DEEDQC
Recvd: 12/31/08 13:01 2 pgs
Fees:12.00 Taxes:0.00

20081231-0124012

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS

SUBSCI
DAY OI $ 0 Lisa Allison

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31 DAY OF Dec. 20 08

MY COM Brandi Wees

Deputy Register

**THIS INSTRUMENT WAS PREPARED BY**
**ROBERT B. YOUNG, ATTORNEY AT LAW, 4800 CHARLOTTE AVENUE, NASHVILLE, TN 37209**

**THIS INSTRUMENT WAS PREPARED BASED SOLELY ON INFORMATION FURNISHED BY THE GRANTOR. NO INDEPENDENT TITLE EXAMINATION WAS PERFORMED NOR OPINION RENDERED.**

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| **LISA ALLISON BEARD** | **SAME** | **092.13 224.00** |
| (NAME) | (NAME) | |
| **3737 ELKINS AVENUE** | | |
| (ADDRESS) | (ADDRESS) | |
| **NASHVILLE, TN 37209** | | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

## *QUITCLAIM DEED*

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **WE, LISA ALLISON BEARD AND ROBERT JASON BEARD, BEING THE SOLE HEIRS AT LAW OF JO ANN ALLISON, FOR THE EXPRESS PURPOSE OF CREATING A FEE SIMPLE IN LISA ALLISON BEARD,** BY THESE PRESENTS DO REMISE, RELEASE, QUITCLAIM, AND CONVEY ALL OF OUR RIGHT, TITLE, AND INTEREST UNTO **LISA ALLISON BEARD,** HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON COUNTY**, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 15 of Block 23 on the plan of Charlotte Park Company's Second Addition to Nashville, as of record in Book 57, page 160 and 161, Register's Office for said County.

Said Lot No. 15 fronts 50 feet on the southerly side of Elkins, formerly Second Avenue and runs back between parallel lines, with the easterly margin of 38th Avenue North, formerly "A" Street, 150 feet to an alley.

Being the same property conveyed to Jo Ann Allison by deed from Rita Hurst, Trustee of record in Book 9573, page 655, Register's Office for Davidson County, Tennessee. The said Jo Ann Allison having since died leaving as her sole heirs at law Lisa Allison Beard and Robert Jason Allison as shown by Affidavit of Heirship being recorded as Instrument No. 20081231-0124011, Register's Office for Davidson County, Tennessee.

Jo Ann Allison and Jo Anne Allison being one and the same person.

Unimproved ( )
This is improved( X ) property known as 3737 ELKINS AVENUE, NASHVILLE, TN 37209
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Whenever 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 our hands this 31 day of December, 2008.

Lisa Allison Beard
**LISA ALLISON BEARD**

Robert Jason Allison
**ROBERT JASON ALLISON**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **LISA ALLISON BEARD and ROBERT JASON ALLISON,** the 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.

Witness my hand and official seal at office this 31 day of **December, 2008.**

My Commission Expires: Nov 14, 2009

JASON HULSE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 14, 2009

Notary Public Jason Hulse