STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ 45,000
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 30th DAY OF Sept 20 09
Deputy Register

BILL GARRETT, Davidson County
Trans: T20090066505 DEEDQC
Recvd: 09/30/09 11:24 3 pgs
Fees: 18.00 Taxes: 166.50
20090930-0090720

Recording requested by: Larry Spencer
When recorded, mail to:
Name: Larry Spencer
Address: 640 Old Hickory Blvd
City: Nashville, TN
State/Zip: Tennessee - 37209

Space above reserved for use by Recorder's Office
Document prepared by:
Name Larry Spencer
Address 640 Old Hickory Blvd
City/State/Zip Nashville, TN - 37209

Property Tax Parcel/Account Number:

Quitclaim Deed

This Quitclaim Deed is made on July 17, 2009, between Betty Hutcherson Spencer, Grantor, of 640 Old Hickory Blvd, City of Nashville, State of Tennessee, and* Larry Spencer, Grantee, of 640 Old Hickory Blvd, City of Nashville, State of Tennessee.

For valuable consideration, the Grantor hereby quitclaims and transfers all right, title, and interest held by the Grantor in the following described real estate and improvements to the Grantee, and his or her heirs and assigns, to have and hold forever, located at 7329 Tidwell Rd, City of Nashville, State of Tennessee:

Map / Parcel - 11400015600
East of Old Hickory Blvd, North of Interstate

See Attached Exhibit A

Subject to all easements, rights of way, protective covenants, and mineral reservations of record, if any. Taxes for the tax year of 2009 shall be prorated between the Grantor and Grantee as of the date of recording of this deed.

Dated: July 17 - 2009

Betty Hutcherson Spencer
Signature of Grantor

BETTY HUTCHERSON SPENCER
Name of Grantor

Signature of Witness #1

JANICE R. HORNAL
Printed Name of Witness #1

Signature of Witness #2

William L Wallace, Jr
Printed Name of Witness #2

State of TENNESSEE County of DAVIDSON
On 7/17/2009, the Grantor, BETTY HUTCHERSON SPENCER
personally came before me and, being duly sworn, did state and prove that he/she is the person described in the above document and that he/she signed the above document in my presence.

Cecil L Stone
Notary Signature

Notary Public,
In and for the County of DAVIDSON State of TENNESSEE
My commission expires: 1/7/2013 Seal

Send all tax statements to Grantee. *

CECIL L. STONE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Exhibit A

FORM NO. WD-1

BOOK 4719 PAGE 260

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 3 000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30 DAY OF May 1973

Notary Public

MY COMMISSION EXPIRES: 5/23/77

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
G. Battle Claiborne, Attorney, 338 White Bridge Rd., Nash., Tenn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Betty Hutcherson Spencer (NAME)	Same (NAME)	Map 119
6722 Fleetwood (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 156
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	OBD-43460

FOR AND IN 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, WE, Roy Mangrum and wife, Nora B. Spencer Mangrum

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Betty Hutcherson Spencer

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:

LAND in the Eighth Civil District of Davidson County, Tennessee, on Old Hickory Boulevard, near the Gower School tract, more particularly described as follows:

BEGINNING at a point in the north boundary line of the property conveyed to James Porter Spencer and wife, Betty Odell Spencer by Roy Mangrum and wife, Nora B. Spencer Mangrum by deed of record in Book _____, page _____, RODC, Tennessee, which boundary line is between this property and the Gower School property, and the starting or beginning point is seventy (70) feet west of the point at which this tract corners with the northwest corner of the lands of Hutchinson, thence south with the Hutchinson line one hundred thirty (130) feet, to the northeast corner of the land of Meadow, which is the southeast corner of this tract, thence west with the Meadows line seventy (70) feet to a point in the line between Meadows and the tract herein conveyed, thence north 127 feet, more or less, to the point of beginning.

BEING the same property conveyed to Roy Mangrum and wife, Nora B. Spencer Mangrum by deed from James Porter Spencer and wife, Betty Odell Spencer by deed of record in Book 2332, page 241, Register's Office for Davidson County, Tennessee.

This is { } unimproved { X } improved property, known as 7329 (House Number) Tidwell (Street) Nashville, Tennessee (P. O. Address) (City or Town) 37209 (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. 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 our hand s this 30 day of May, 1973

Roy Mangrum

Nora B Spencer Mangrum