BILL GARRETT, Davidson County
Trans:T20090069653 DEEDQC
Recvd: 10/13/09 10:17 3 pgs
Fees:17.00 Taxes:0.00

20091013-0094863

THIS DOCUMENT PREPARED BY (AND AFTER RECORDING RETURN TO):
Patti Hanby
Landsel Title Agency, Inc.
961 N. Hamilton Road,
Suite 100
Gahanna, OH 43230
Telephone: 614-337-1928 Fax: 614-337-9206
File No. GH-9527

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# QUITCLAIM DEED

**KNOW ALL MEN BY THESE PRESENTS THAT:**

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **ELEANOR HAYES, married**, hereinafter referred to as "Grantors", do hereby bargain, sell, remise, release, quit claim and convey unto **ELEANOR HAYES and MYLES J. HAYES**, wife and husband hereinafter "Grantees", whose address is 1402 ANN STREET, NASHVILLE, TN, 37216 the following real estate, together with all improvements located thereon, lying in the **County of Davidson**, State of Tennessee, to-wit:

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. 66, Revised Lots 66 and 67 on the Plan of W. J. Meyers Subdivision, which is of record by Instrument No. 20040715-0084295 in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said Lot.

Being the same property conveyed to Eleanor Hayes, a married woman from Jason Wilkerson, dba J.W. Construction by Warranty Deed recorded on 9/22/2005 Instrument 20050922-0114165 in the Davidson County Clerk's Office, Tennessee.
Parcel No.: **072 11 0 226.00**

Prior mortgage in Instrument #20071002-0117081

**THIS DOCUMENT CREATES LEGAL CONSEQUENCES, WHICH SHOULD BE DEFINED, DISCUSSED, AND CONFIRMED WITH COMPETENT LEGAL REPRESENTATION. THERE IS NOT ANY ASSURANCE TO THE USER THAT THIS DOCUMENT WILL ACCOMPLISH A PARTICULAR LEGAL RESULT OR OBJECTIVE**

STATE OF TENNESSEE
CITY OF NASHVILLE, COUNTY OF DAVIDSON

I, or we, herby swear that to the best of the affiants' knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ -0- which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant: Eleanor Hayes

Subscribed and sworn to before me this 25TH day of SEPTEMBER, 2009.

Notary Public
My Commission expires: 11/07/2012

LaWON GLADNEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

**Person or Agency responsible for taxes:**
ELEANOR HAYES and MYLES J. HAYES
1402 Ann Street
Nashville, TN 37216

**WITHOUT THE REVIEW OF ALL CIRCUMSTANCES WHICH REQUIRE ITS' COMPLETION.**

LESS AND EXCEPT all oil, gas and minerals, on and under the above described property owned by grantors, if any, which are reserved by Grantors.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

AND BEING ALL OR PART OF THE SAME premises conveyed to Grantors by virtue of a deed from JASON WILKERSON, D/B/A/ J. W. CONSTRUCTION, dated August 11, 2005, and recorded September 22, 2005, in the Register of Deeds for the City of Nashville, County of Davidson, as Document No. 20050922-0114165.

~~TO HAVE AND TO HOLD same unto Grantees and unto Grantees' heirs and assigns forever with all appurtenances thereunto belonging. We do hereby warrant the title herein conveyed against the lawful claims of all persons claiming the same by, through or under us, but not further or otherwise.~~

WITNESS Grantors' hands this ~~day of~~ 25TH DAY OF SEPTEMBER, 2009.

Eleanor Hayes {SEAL}
ELEANOR HAYES

Witness

Myles J. Hayes {SEAL}
MYLES J. HAYES

Witness

STATE OF TENNESSEE
CITY OF NASHVILLE, COUNTY OF DAVIDSON

On this the 25TH day of September, 2009, before me, the undersigned officer duly commissioned and qualified, personally appeared ELEANOR HAYES and MYLES J. HAYES, known to be (or satisfactorily proven) to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same as their free act and deed.

LaWon Gladney
Notary Public

My Commission expires: 11/07/2012

LaWON GLADNEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.