THIS INSTRUMENT PREPARED BY:
John R. Miles, Attorney
Barristers Building
329 Union Street
Nashville, TN 37201

QUITCLAIM DEED

Two Owner only search has been performed.

The actual consideration or value, whichever is greater, for this transfer is $ -0- exempt .

Linda Wells Mallory
AFFIANT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Sworn to and subscribed before me, this 23rd day of April, 2010.

Albert Wayne Crim
NOTARY PUBLIC
My Commission Expires: 7/5/2011

ALBERT WAYNE CRIM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

PICK-UP

BILL GARRETT, Davidson County
Trans:T20100024265 DEEDQC
Recvd: 04/23/10 13:07 2 pgs
Fees:12.00 Taxes:0.00
20100423-0030829

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NO.
James L. Herron, Jr.	Same	52-9-57
1130 Peter Pan St.	Same	11D-68-660
Madison, TN 37115	Same	

FOR LOVE AND AFFECTION AND IN CONSIDERATION of the sum of Ten and no/100's Dollars ($10.00) cash in hand paid by the Grantee, and for other good and valuable consideration, the receipt of which is hereby acknowledged,

I, **LINDA WELLS MALLORY** f/k/a **LINDA WELLS**, the GRANTOR herein, reserving for myself a **LIFE ESTATE** in the property conveyed herein, by these presents do hereby transfer Quitclaim and convey unto:

CHARLES BYRD a **LIFE ESTATE** in the property conveyed herein for so long as he shall live on such property, pay the property taxes, keep it insured and maintain it in a good and habitable condition, Remainder to my son, **JAMES L. HERRON, JR.**, all of my right, title and interest in and to a certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 9 on the Map of Subdivision of Lots Nos. 20, 21, and 25, Montague Subdivision, as of record in Book 843, page 79, Register's Office for said County.

Said Lot No. 9 fronts 94 feet on the westerly side of Peter Pan Street and runs back between parallel lines 125 feet to a dead line.

Being the same property conveyed to Linda Wells by Quitclaim deed from Frances L. Wells, of record in Book 5954, page 345, Register's Office for Davidson County, Tennessee. ALSO Being the same property conveyed to Frances L. Wells by deed from Laura R. Bates, of record in Book 4738, page 5, Register's Office for Davidson County, Tennessee. Linda Wells being one and the same person as Linda Wells Mallory.

This is improved property known as 1130 Peter Pan Street, Madison, Tennessee, 37115.

The property conveyed herein is transferred subject to such easements, limitations, encumbrances and restrictions of record as may affect the property.

Whenever used, the singular shall include he plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS my hand this 23rd day of April, 2010.

Linda Wells Mallory
LINDA WELLS MALLORY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, LINDA WELLS MALLORY, the within named bargainor, with whom I am personally acquainted, or proved to me based on satisfactory information, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 23rd day of April, 2010.

Albert Wayne Crim
NOTARY PUBLIC

My Commission Expires: 7/5/2011

ALBERT WAYNE CRIM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.