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BILL GARRETT, Davidson County
Trans:T20100042915 DEEDQC
Recvd: 07/13/10 13:29 1 pgs
Fees:12.00 Taxes:0.00
20100713-0054958

This instrument is prepared for the purpose of establishing the chain of title and vesting in the current owner's name. It is prepared from information furnished to the preparer without the benefit of a title search. See Affidavit of Heirship recorded concurrent with the Instrument in Davidson County

The Actual Consideration or Value, whichever is greater, for this transfer is $ -0-

Affiant James G Langdon

Subscribed and sworn to before me this 10th **day of July, 2010.**

Rachel A. Watts

Notary Public

RACHEL A. WATTS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: 07-03

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Map-Parcel Numbers:
Wade R. Conklin, III **7216 Willow Creek Drive** **Nashville, TN 37221**	**SAME**	**142-00-0-112.00**

FOR AND IN CONSIDERATION of One and No/100 ($1.00) Dollar cash in hand paid, the receipt of which is hereby acknowledged, **Wade R. Conklin, III, surviving heir at law of Otis Eulene Conklin**, by these presents does hereby transfer and quitclaim and convey unto **Wade R. Conklin, III,** his successors and assigns, all of his rights, title, and interest in and to the following described tract of land:

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows, to-wit:

Being a parcel of land in the Ninth Civil District or Davidson County, Tennessee, on the south side of the New Bellevue Road, a portion of a tract, of record in Book 2150, Page 575, Register's Office of Davidson County, Tennessee and more particularly described according to a survey on April 13, 1959, by S. E. Hutchison, as follows:

Beginning as an iron stake in the south margin of the New Bellevue Road , the same being the northeast corner of the Phelps property; thence with the south margin of the New Bellevue Road south 6 degrees 30' east 199 feet to a stake; thence south 10 degrees 45' west 187 to a stake; thence south 38 degrees 45' west 264 feet to a stake to the north margin of a railroad right-of-way formerly belonging to the N. C. & St. L. Railroad; thence with the north margin of said right-of-way north 87 degrees 30' west 186 feet to a stake, the same being the southeast corner of the Phelps property; thence with the east line of the Phelps property north 26 degrees 30' east 437 feet, more or less, to the point of beginning, containing 2.25 acres, more or less.

Being the same property conveyed to Wade R. Conklin, Jr. and wife, Otis W. Conklin by deed dated May 6, 1959 from Hubert H. Dillard and wife Berdie S. Dillard of record in Book 2905, Page 26, Register's Office for Davidson County, Tennessee. The said Wade R. Conklin, Jr. died on December 14, 1992, survived by his wife Otis E. Conklin who thereafter died on August 24, 1994. The said Otis E. Conklin, also known as Otis Eulene Conklin, was survived by her only heir, Wade Raymond Conklin, III.

This is improved property, **127 Bellevue Road, Nashville, TN 37221**

WITNESS my hand this 10 day of July, 2010.

Wade R Conklin III

Wade R. Conklin, III

STATE OF Tennessee)
COUNTY OF Davidson)

On this 10th day of July, 2010, before me, a Notary Public, within and for the State and County aforesaid, personally appeared **Wade R. Conklin, III** the bargainors with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand this 10th day of July, 2010.

Rachel A. Watts

Notary Public

RACHEL A. WATTS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires:

This instrument was prepared by:
Esquire Title & Escrow, Inc.
30 Burton Hills Blvd., Suite 200
Nashville, TN 37215