This Instrument Prepared By:
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
Nashville, TN 37212
from information supplied by the parties – no title search performed

Send Tax Bills To:
New Owner

New Owner is:
Elaine Wallace
1606 Meridan Street
Nashville, TN 37207.....

Map and Parcel
71-11-34

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

MAXIMUM PRINCIPAL INDEBTEDNESS FOR TENNESSEE RECORDING TAX PURPOSES IS $ -0- DOLLARS.

Elaine Wallace
Affiant

Subscribed and sworn to before me this 19th day of August, 2010.

Notary Public

My commission expires: 5-20-14

FRANCES RUDY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

QUITCLAIM DEED

STATE OF Tennessee
COUNTY OF Davidson

For in the consideration of One and no/100 Dollars ($1.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged we, Mildred Hambrick, an unremarried widow, hereinafter called the Grantor, do hereby Quitclaim and convey unto the said Mildred Hambrick, unmarried; Elaine Wallace and Larry Wallace, wife and husband; all as Tenants in Common with Right of Survivorship, that a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to-wit:

> Being Lot No. 3 on the Map of the Re-Subdivision of I.D. Luton Addition on Meridian Street, as recorded in Book 974, Page 55, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Joseph Hambrick and wife, Mildred Hambrick by Warranty Deed dated July 19, 1995 from Leslie L. Allen, Jr. and wife, Jessie Allen of record in Book 9745, Page 820, said Register's Office. Joseph Hambrick died 01/03/96, leaving Mildred Hambrick as the surviving tenant by the entirety.

This is improved property, known as 1606 Meridian Street, Nashville, TN 37207.

BILL GARRETT, Davidson County
Trans:T20100052593 DEEDQC
Recvd: 08/24/10 13:31 2 pgs
Fees:12.00 Taxes:0.00
20100824-0066995

Witness our hands this 19th day of August, 2010.

Mildred Hambrick

Mildred Hambrick

State of Tennessee
County of Davidson

On 8-19-10 before me, the undersigned, a Notary Public in and for the said County and State, personally appeared **Mildred Hambrick**, with whom I am personally acquainted, (or proven to me on the basis of satisfactory evidence), and who acknowledge that he/she/they executed the within instrument for the purpose therein described.

Witness my hand and official seal at Nashville, TN, this 19th day of August 2010.

Notary Public

My Commission Expires: 5-20-14

MARY FRANCES RUDY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.