BILL GARRETT, Davidson County
Trans:T20100066867 DEEDQC
Recvd: 10/21/10 12:20 2 pgs
Fees:17.00 Taxes:0.00
20101021-0084422

G#22879-2
MAP 133-02-0
PARCEL 073.00

BOX #14A

FROM

Jenann Ligon

TO

John T. Cook, Trustee

AND

FROM

John T. Cook, Trustee

TO

Jenann Ligon and husband,
Wayne Gerald Ligon

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $ N-O-N-E .

Affiant

Subscribed and sworn to before me this the 20th day of October, 2010.

My Commission Expires: May 2, 2011

Notary Public

KATHERINE GOODSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT PREPARED BY:
JOHN T. COOK, P.C., 2927 Berry Hill Drive, Nashville, TN 37204

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:
Jenann Ligon and Wayne Gerald Ligon	"New Owners"
(Name)	(Name)
239 Thuss Avenue	
(Street Address)	(Street Address)
Nashville, TN 37211	
(City) (State) (Zip Code)	(City) (State) (Zip Code)

QUITCLAIM DEED

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of revising the legal description and making a re-conveyance to create a tenancy by the entirety in **Jenann Ligon and husband, Wayne Gerald Ligon**, I, **Jenann Ligon, married** , by these presents do hereby quitclaim and convey unto **John T. Cook, Trustee**, his successors and assigns, the following described tract or parcel of land in Davidson County, Tennessee, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 11 on the Plan of Pleasant View Subdivision being parts of Lot Nos. 6 and 7 of the Lands of Hinchey Petway, deceased, as of record in Book 1130, Page 43, Register's Office for Davidson County, Tennessee.

SAID Lot No. 11 fronts 54 feet on the South side of Thuss Avenue and runs back between lines 154.1 feet on the West line and 153.6 feet on the East line to a dead line and measures 54 feet thereon.

BEING the same property conveyed to W. H. Welcker and wife, Nellie May Welcker, by

Deed dated October 15th, 1941, from The Woodbine Sales Corporation, of record in Book 1217, Page 88, Register's Office for Davidson County, Tennessee. The said Nellie May Welcker having since died and the said W. H. Welcker having conveyed the property to Marilyn Perkesson, by Quitclaim Deed with Retention of Life Estate in W. H. Welcker, dated October 18, 1996, of record in Book 10231, Page 98, said Register's Office. The said W. H. Welcker having died February 27, 1997. And further conveyed to Jenann Ligon by Quitclaim Deed dated November 11, 2002, from Marilyn Perkerson, of record in Instrument No. 20021115-0141734, Register's Office for Davidson County, Tennessee. The said Marilyn Perkesson and Marilyn Perkerson being one and the same person.

THIS INSTRUMENT HAS BEEN PREPARED BY THE FIRM OF JOHN T. COOK, P.C., BASED UPON VERBAL INFORMATION AND DIRECTIONS FROM THE RESPECTIVE PARTIES. THE PARTIES ACKNOWLEDGE AND UNDERSTAND THAT SAID FIRM HAS RELIED ON INFORMATION PROVIDED TO IT AND DOES NOT REPRESENT THE ACCURACY THEREOF.

THIS is improved property, known as: 239 Thuss Avenue, Nashville, Tennessee 37211 .

AND NOW, I, the said **John T. Cook, Trustee** , for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto **Jenann Ligon and husband, Wayne Gerald Ligon** , their heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF, we have hereunto set our hands this the 20th day of October, 2010.

Jenann Ligon
Jenann Ligon

John T. Cook, Trustee
John T. Cook, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named **Jenann Ligon,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 20th day of October, 2010.

My Commission Expires: May 2, 2011

Katherine Goodson
Notary Public

KATHERINE GOODSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named **John T. Cook, Trustee**, the bargainor, 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 and official seal at Nashville, Tennessee, this 20th day of October, 2010.

My Commission Expires: May 2, 2011

Katherine Goodson
Notary Public

KATHERINE GOODSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

KG/LIGON ET UX.QCD