BILL GARRETT, Davidson County
Trans:T20110053324 DEEDQC
Recvd: 08/29/11 16:19 3 pgs
Fees:17.00 Taxes:0.00
20110829-0066837

THIS INSTRUMENT PREPARED BY: Jack W. Robinson, Sr. **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 315 Deaderick Street, Suite 1100 P. O. Box 198888 Nashville, Tennessee 37219-8888 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is $none. Affiant Subscribed and sworn to before me, this 23 day of August, 2011. Notary public My commission expires: 9-8-2013

MATTHEW T. SHAW STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires SEP 8 2013

Address New Owner As Follows:	Send Tax Bills To:	Map-Parcel Number:
James Brew Grimes, III 805 Lynnbrook Road Nashville, TN 37215	SAME	117-05-0-032.00

QUITCLAIM DEED

KNOW ALL PERSONS by these presents that **LEWIS B. BURTON,** ("Grantor"), for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and for love and affection and other good and valuable consideration, the receipt of which is hereby acknowledged, hereby releases, remises, quitclaims and gives unto **JAMES BREW GRIMES,**

III, all right, title and interest in the life estate of the Grantor in and to a certain tract or parcel of land in Davidson County, Tennessee, being more particularly described as follows:

Land in Davidson County, Tennessee, being part of Lot No. 22 on the plan of Ensworth, as of record in Book 161, pages 136 and 137, Register's Office for Davidson County, Tennessee, being the southerly 100 feet of Lot No. 4 on the Plan of Lynnbrook, not of record, described according to a survey made by Yokley and Waggoner, Engineers, dated November 7, 1949, and revised November 14, 1949, as follows:

Beginning on the westerly margin of Lynnbrook Road, formerly Jordan Avenue, 867.15 feet northerly from the northwest corner of said Lynnbrook Road and Woodmont Boulevard, being the corner of Lot Nos. 3 and 4; thence with the line between said two lots, westwardly 430 feet to a point in the easterly line of Woodmont Park Subdivision, as of record in Book 547, page 148, said Register's Office; thence with said line, North 0 deg. 45 min. East 100 feet to a point 10 feet south of the southwest corner of Lot No. 5; thence eastwardly and parallel with the line between said Lot Nos. 4 and 5, 430 feet to the westerly margin of said Lynnbrook Road; thence with said Road, South 0 deg. 45 min. West 100 feet to the beginning.

Being the same property conveyed to Virginia Burton Grimes and son, James Brew Grimes, III by deed from Ken L. Scheinert and wife, Becky H. Scheinert, of record in Book 6746, page 993, Register's Office for Davidson County, Tennessee. By Deed of Correction subject property was vested in Virginia Burton Grimes, of record at Book 7168, page 102, Register's Office for Davidson County, Tennessee. The said Virginia Burton Grimes having since died and by her will at 05P-569, Probate Court of Davidson County, Tennessee, devised subject property to James B. Grimes, III, with a life estate to her brother, Lewis B. Burton.

The legal description is the same as in the previous deed of record.

This is improved property known as 805 Lynnbrook Road, Nashville, TN 37215.

The subject property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS our hands this 23 day of August, 2011.

Lewis B. Burton

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **LEWIS B. BURTON**, the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 23 day of August, 2011.

Notary Public

My Commission Expires: 9-8-2013



My Commission Expires SEPT. 8, 2013