BILL GARRETT, Davidson County
Trans:T20120056250 DEEDQC
Recvd: 07/31/12 14:25 5 pgs
Fees:27.00 Taxes:0.00
20120731-0067516

# QUITCLAIM DEED

FROM: LILLIAN BARRON and E. MARIE BRANSFORD, individually and collectively, Grantor

TO: HENRY A . BRANSFORD, Grantee

| Address New Owner(s) as Follows: | Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes | Map-Parcel Numbers |
|---|---|---|
| Henry A. Bransford<br>334 Natchez Street<br>Franklin, Tennessee 37064-8214 | Same | 092 02 0 453.00 |

STATE OF TENNESSEE )
)
COUNTY OF WILLIAMSON )

The actual consideration for this transfer is ZERO AND NO/100 DOLLARS ($0.00).

Henry A Bransford
Affiant

SUBSCRIBED AND SWORN TO before me, this the 18th day of June, 2012.

MELINDA A. GRAY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 8, 2016

Melinda A Gray
Notary Public
My Commission Expires: 03-08-16

FOR AND IN CONSIDERATION OF Ten and no/100 dollars ($10.00) and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged, LILLIAN BARRON and E. MARIE BRANSFORD (individually and collectively, "Grantor"), does quitclaim unto HENRY A. BRANSFORD ("Grantee"), his heirs, successors and assigns, all of Grantor's rights, title and interest in and to a certain tract or parcel of land in Nashville, Davidson County, State of Tennessee, more particularly described on Exhibit A attached hereto and incorporated herein by this reference (the "Land"), together with all buildings, structures and

other improvements of any and every nature located on the Land and all fixtures attached or affixed to the Land or to any such buildings, structures or other improvements (collectively with the Land, the "Property").

The Property is improved property known as 2415 Eden Street, Nashville, Tennessee 37208.

The Property is conveyed subject to such limitations, restrictions and encumbrances as may affect the Property.

This instrument has been prepared based on information provided by Grantor and Grantee.

**[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK]**

Witness my hand this 14th day of July, 2012.

**GRANTOR:**

LILLIAN BARRON

STATE OF TENNESSEE )
)
COUNTY OF Davidson )

Personally appeared before me, Flake Hudson, a Notary Public of said County and State, LILLIAN BARRON, the within named 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 seal, at Office in Nashville, Tennessee, this 20th day of June, 2012.

Notary Public
My Commission Expires: 7/8/2015

FLAKE HUDSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

**GRANTOR:**

E. MARIE BRANSFORD

STATE OF TEXAS )
)
COUNTY OF Bexar )

Personally appeared before me, Enice Marie Bransford, a Notary Public of said County and State, E. MARIE BRANSFORD, the within named 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 seal, at Office in San Antonio, Texas, this 14 day of July, 2012.

ROCIO M. DIAZ
Notary Public
STATE OF TEXAS
My Comm. Exp. 09-03-2014

Notary Public
My Commission Expires: Sept 3, 2014

## EXHIBIT A

## PROPERTY DESCRIPTION

Being Lot No. 243 on the map of the subdivision of Heffernan Placè, as of record in Book 161, page 138, Register's Office for Davidson County, Tennessee. Said Lot No. 243 fronts 50 feet on the Southerly side of Eden Street and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Henry A. Bransford, Lillian Barron and E. Marie Bransford by Quitclaim Deed from Eula Waddy Bransford of record as Book 8891, page 253 said Register's Office.