BILL GARRETT, Davidson County
Trans:T20120084094 DEEDQC
Recvd: 11/05/12 09:08 2 pgs
Fees:12.00 Taxes:0.00

20121105-0101411

QUITCLAIM DEED

R-MFR-11-4306

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1ST DAY OF November, 2012.

Notary Public

MY COMMISSION EXPIRES: 5-20-14

(AFFIX SEAL)

MARY FRANCES RUDY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James R. Hunter	James R. Hunter	
(NAME)	(NAME)	
4306 Delaware Ave & 4303 Georgia Ave	P O BOX 90025	091-12-106.00(TRACT 1)
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37209	Nashville, TN 37209	091-12-150.00(TRACT 2)
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS TO THE UNDERSIGNED GRANTOR(S), THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, HAVE THIS DAY BARGAINED AND SOLD, James A. Lewis, a married man HEREINAFTER CALLED THE GRANTOR(S), DO HEREBY QUITCLAIM AND CONVEY UNTO James R. Hunter HEREINAFTER CALLED THE GRANTEE(S), THEIR (SUCCESSORS), HEIRS AND ASSIGNS, ALL OF MY RIGHT, TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN Davidson COUNTY, STATE OF Tennessee, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being described as follows:

TRACT 1 (Map and Parcel 091-12-106.00):
Being Lot Nos. 206 and 208 of Block 28, Plan No. 1 of West Nashville, of record in Plat Book 57, Pages 74 and 75, Register's Office for Davidson County, Tennessee, reference to which is hereby made for a more complete description of said lots.

TRACT 2 (Map and Parcel 091-12-150.00):
Being Lot Nos. 207 and 209 of Block 26, Plan No. 1 of West Nashville, of record in Plat Book 57, Pages 74 and 75, Register's Office for Davidson County, Tennessee, reference to which is hereby made for a more complete description of said lots.

Being the same property conveyed to James A. Lewis, Married by Quitclaim Deed of record in Document Number 20110729-0058134, Register's Office for Davidson County, Tennessee.

This is not the principal residence of the said James A. Lewis.

unimproved ( )

This is improved (X) property, known as 4306 Delaware Ave & 4303 Georgia Ave, Nashville, Tennessee 37209

(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

Witness my/our hand(s) this 1ST day of November, 2012.

James A Lewis
James A. Lewis

STATE OF Tennessee
COUNTY OF Davidson

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

Witness my hand and official seal, this the 1ST day of November, 2012.

Mary Frances Rudy
Notary Public

My Commission Expires: 5-20-14

RETURN TO:
Rudy Title and Escrow
2012 21st Avenue South
Nashville, TN 37212

MARY FRANCES RUDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY