BILL GARRETT, Davidson County
Trans:T20120087244 DEEDQC
Recvd: 11/15/12 10:25 5 pgs
Fees:27.00 Taxes:0.00

20121115-0105274

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ 0
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15 DAY OF November 20 12
Deputy Register

Recording requested by: Betty Jo Bell

When recorded, mail to:
Name: Betty Jo Bell
Address: 1634 Tenth Ave. No.
City/State/Zip: Nashville, TN 37208

Space above reserved for use by Recorder's Office

Document prepared by:
Name Betty Jo Bell
Address 1634 Tenth Ave. No.
City/State/Zip Nashville, TN 37208

Property Tax Parcel/Account Number: #081120155400 To combine this property with Property Tax Parcel/Account Number #081120155500

Quitclaim Deed

This Quitclaim Deed is made on November 14, 2012, between Betty Jo Bell, Grantor, of 1634 Tenth Ave. No, City of Nashville, State of Tennessee, and Betty Jo Bell, Grantee, of 1634 Tenth Ave. No., City of Nashville, State of Tennessee 37208.

For valuable consideration, the Grantor hereby quitclaims and transfers all right, title, and interest held by the Grantor in the following described real estate and improvements to the Grantee, and his or her heirs and assigns, to have and hold forever, located at 1632 Tenth Ave. No, City of Nashville, State of Tennessee:

Subject to all easements, rights of way, protective covenants, and mineral reservations of record, if any. Taxes for the tax year of 2012 shall be prorated between the Grantor and Grantee as of the date of recording of this deed.

PICK-UP
T.A.I.

Dated: November 14

Betty Jo Bell
Signature of Grantor

Betty Jo Bell
Name of Grantor

Barbara S. Cox
Signature of Witness #1

BARBARA S. COX
Printed Name of Witness #1

Sammie Jo Smith
Signature of Witness #2

Sammie Jo Smith
Printed Name of Witness #2

State of Tennessee County of Davidson

On Nov. 14th 2012, the Grantor, Betty Jo Bell,

personally came before me and, being duly sworn, did state and prove that he/she is the person described in the above document and that he/she signed the above document in my presence.

Notary Signature

Notary Public,

In and for the County of Davidson State of Tennessee

My commission expires: 3-8-16

SANDY KAY DEARING
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
Seal

Send all tax statements to Grantee.

BOOK 4134 PAGE 306

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MRS. BETTY JO BELL (NAME)	MRS. BETTY JO BELL (NAME)	Map 81-12
1634 10th Avenue, North (STREET ADDRESS OR ROUTE NUMBER)	1634 10th Avenue, North (STREET ADDRESS)	Par. 155
Nashville, Tennessee, 37203 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee, 37203 (CITY) (ZONE) (STATE)	

This deed prepared by Lucien Dale, Attorney, 329 Stahlman Building, Nashville, Tenn.

FOR AND IN CONSIDERATION of the sum of ten ($10.00) Dollars, cash in hand paid by Betty Jo Bell

hereinafter called the GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, WE, I, A. R. Sam Bell

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot no. 219 on the Plan of McGavock, Wetmore and Others' First Addition to Nashville, called the Twon of McGavock as of record in Book 21, page 23, Register' s Office for said County.

Said Lot No. 219 fronts 50 feet on the easterly side of 10th Avenue, North, formerly Polk Street, and runs back between parallel lines, with the southerly margin of Jane Street, 150 feet to an alley.

Being the same property conveyed to A. R. Sam Bell, and wife, Betty Jo Bell, by deed from C. W. Evilcizer, and wife, Juanita Evilcizer, of record in Book 2927, page 16, Register's office for Davidson County, Tennessee.

And the said A. R. Sam Bell, grantor, excepts, reserves and retains to himself an estate for life in the above described property so that he may have a home for the remainder of his years.

This conveyance is subject to a promissory note payable to Fidelity Federal Savings and Loan Association in the approximate amount of $1,182.15, as secured by Deed of Trust of record in Book 2927, page 16, Register's Office for Davidson County, Tennessee.

This is ( ) unimproved ( ) improved (XX) property, known as 1634 (House Number) 10th Avenue, North, (Street) Nashville, Tennessee, 37203 (P. O. Address: City or Town) (Postal Zone)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS our hands this the 23 day of May, 19 67.

A. R. Sam Bell

STATE TAX $ 1.70
PROBATE .50
TOTAL $ 1.70

MAY 23 1967 PAID MAY 23 1967

STATE OF TENNESSEE
Davidson County

Personally appeared before me, CARL R. HARDIN, a Notary Public in and for said County and State, the within named A. R. Sam Bell, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tenn., Tennessee, this 23 day of May, 19 67.

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

Carl R. Hardin
Notary Public

Commission expires July 12 1968

WARRANTY DEED

FROM A. R. SAM BELL

TO BETTY JO BELL

Attorneys TITLE COMPANY, INC. NASHVILLE, TENN.

72798

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAR 23 1 57 PM '67

NOTED-BOOK 116 PAGE 466
RECORDING FEE $ 2.00
DEP. REG. C

Bumper v Def Rec'd
Betty Bell
1634 - 10th Ave N.
Nash. Tenn

81-12
Par. 154 sc

BOOK 5366 PAGE 350

QUITCLAIM DEED

This instrument made and entered into on this 10th day of November, 1978, by and between The Metropolitan Government of Nashville and Davidson County and Betty Bell,

WITNESSETH:

That for and in consideration of Three Hundred ($300.00) Dollars, The Metropolitan Government of Nashville and Davidson County does hereby sell and transfer by quitclaim deed unto Betty Bell all its right, title and interest in and to the following described property in Daivdson County, to-wit:

Land in Davidson County, Tennessee, being Lot No. 220 on the Map on McGavock's First Addition to the Town of Nashville, of record in book 21, page 23, Register's Office for said County.

Said lot fronts 50 feet on the easterly side of 10th Avenue North and runs back between parallel lines, 150 feet to an alley.

Being the same property conveyed to Edith Sullivan by deed from Mrs. Nealie Sullivan, by deed of record in book 1316, page 311, said Register's Office.

Edith Sullivan and Edith Sullivan Gupton, are one and the same person.

There is excepted and not included in this conveyance that portion of the above described property transferred and conveyed unto the State of Tennessee for the use and benefit of the Department of Highways, the land more particularly described as follows:

Beginning at the apparent common corner of Lots Nos. 219 and 220 on the Plan of McGavock, Wetmore & Others' First Addition, recorded in Book 21, page 23, Register's Office for Davidson County, Tennessee, said common corner being located by survey S 47° 30'29" E 50 feet along the westerly margin of an alley from its intersection with the

Prepared by Director Gen. 7th flor

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southerly margin of Jane Street; thence along the apparent common line between said Lots Nos. 219 and 220, being the northerly property line of the Grantor and the southerly line of that tract of land conveyed by deed of record in Book 2927, page 16, Register's Office for Davidson County, Tennessee, S 42° 33'42" W 65.38 feet to a point; thence S 11° 57'51" W 98.24 feet to a point on the easterly margin of 10th Avenue, said point being the apparent common corner of said Lots Nos. 220 and 221 on the aforesaid subdivision; thence along the apparent common line between said Lots 220 and 221, being the south line of the property of the Grantor and the north line of that tract of land conveyed by deed of record in Book 695, page 142, Register's Office for Davidson County, Tennessee, N 42° 33'42" E 150 feet to a point on the westerly margin of an alley; thence along the westerly margin of said alley and the easterly boundary of said Lot No. 220, N 47° 30'29" W 50 feet to the point of beginning.

Containing 5,385 sq. ft. and being part of the same property vested in W. B. Cantrell and wife, Ora M. Cantrell by deed from Edith Sullivan Gupton as of record in Book 1577, page 603, Register's Office for Davidson County, Tennessee.

Said above described land is conveyed in Fee Simple. It is to be used for the construction of a controlled access highway and all Right of Ingress or Egress to, from and across the same to and from abutting lands is hereby conveyed.

It is further understood and agreed that the said Highway Department for the State of Tennessee or its agents or assigns is specifically given the right to enter upon the remaining land of Grantor herein and remove any improvements and/or part of improvements which are situated both on the land being conveyed to the Highway Department as Right-of-Way and the remaining property of said Landowner/Grantor herein, and that the consideration herein recited includes payment in full for such improvements.

The above described property is hereby acquired for highway purposes and the lien for property taxes against the same is to be removed as provided for in Section 67-645 or Section 67-646, Tennessee Code Annotated.

This property is improved and is located at 1632 10th Avenue, North, Nashville, Tennessee.

Being the same parcel of land vested in Metropolitan Government of Nashville and Davidson County, Tennessee by the Chancery Court, Part I, Davidson County, Tennessee File Tax Civil Action Number 77-314-1 Final Decree confirming sale.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION ~~OR TRUE VALUE, WHICHEVER IS GREATER,~~ FOR THIS TRANSFER IS $ 368.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF March 1978

Deputy Register

Print Date