BILL GARRETT, Davidson County
Trans:T20130012666 DEEDQC
Recvd: 02/14/13 11:20 2 pgs
Fees:12.00 Taxes:0.00
20130214-0015104

QUITCLAIM DEED

THIS INSTRUMENT PREPARED FROM INFORMATION PROVIDED BY THE PARTIES BY:
Carson W. Beck, Atty, 4205 Gallatin Road, Nashville, Tennessee 37216

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS
John Albert Metilor, Jr. 801 Broadmoor Nashville, TN 37216	John Albert Metilor, Jr. 801 Broadmoor Nashville, TN 37216	061-07-0-008.00

FOR AND IN CONSIDERATION of the sum of one dollar, cash in hand, the receipt of which is hereby acknowledged, paid by the hereinafter named grantee, and other good and valuable considerations, I, CARSON W. BECK, Trustee, hereinafter called the "Grantor", do hereby quitclaim and by these presents do transfer and convey unto JOHN ALBERT METILOR, JR., , hereinafter called "Grantee", all of my right, title and interest to a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

LAND in Davidson County, Tennessee, being Lots Nos. 1 and 2 of Block L, on the Map of Broadmoor, Section 2, as of record in Book 547, page 174, Register's Office for Davidson County, Tennessee.

Beginning at a point in the westerly margin of Grinstead Place; said point being the common corner of Lots 2 and 3; thence west with a line between Lots 2 and 3, 150 feet to a point; thence south 116.3 feet to a point in the northerly margin of Broadmoor avenue; thence east with the same 127.5 feet to a point in the beginning of a curve; thence around said curve with a radius of 25 feet northeasterly 37.8 feet to a point in the westerly margin of Grinstead Place; thence north with the same 84 feet to the point of beginning.

Being the same property conveyed to Nelson E. Ray and wife, Mary Elizabeth Ray by deed from Max E. Stults and wife, Mary Clark Stults, of record in Book 4857, page 818, Register's Office of Davidson County, Tennessee.

Being the same property conveyed to John A. Metilor, II, by Warranty Deed from Nelson E. Ray and wife, Mary Elizabeth Ray, to John A. Metilor, II, unmarried, and Vallie Mai Harrison Vester, a widow, as tenants in common with right of survivorship, of record in Book 7870, Pages 705-06, Register's Office of Davidson County, Tennessee. Said Vallie Mai Harrison was deceased on Feb. 3, 2000 vesting said property entirely to John A. Metilor, II.

Being the same property conveyed to Carson W. Beck, as Trustee, from John A. Metilor, II, by Quitclaim Deed, of record in * _____, Register's Office of Davidson County, Tennessee. * 20130214-0015103

This is improved property known as 4601 Grinstead, Nashville, Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs, successors and assigns forever; and I do covenant with the said GRANTEE that I am 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. Grantor hereby covenants with Grantee that Grantor will forever defend Grantee against claims of all persons claiming by, through or under Grantor. No other covenants or warranties, express or implied, are given by this Quitclaim Deed. 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 my hand this the 12 day of February, 2013.

Carson W. Beck, Trustee

CARSON W. BECK Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICH EVER IS GREATER, FOR THIS TRANSFER IS $1.00.

John R. Wilder, Jr.

AFFIANT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, the within named **Carson W. Beck,** 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, Tennessee, this 12th day of February, 2013.

Randi L. Crawford

RANDI L. CRAWFORD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

NOTARY PUBLIC

My commission expires: Jan. 6, 2015

MY COMMISSION EXPIRES: January 6, 2015