QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans:T20140016424 DEEDQC
Recvd: 03/11/14 10:49 11 pgs
Fees:57.00 Taxes:0.00
20140311-0020310

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF March, 2014.

Notary Public

MY COMMISSION EXPIRES: 1-9-16
(AFFIX SEAL)

MEGAN PAULUS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

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

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Benjamin Jones (NAME)	**New Owner** (NAME)	
1602 22nd Ave N (ADDRESS)	(ADDRESS)	**81-11-144**
Nashville, TN 37208 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, WE, **ANNIE RUTH BLAIR, BUFORD WAYNE JONES, LARRY DARNELL JONES, JANNETT COLLIER, MICHAEL DEAN JONES, WILLIAM JACKSON JONES, RUBY JEAN JONES, BENJAMIN JONES, MONTRAVILLE OSBORNE NORMAN AND TIMOTHY DEWAYNE JONES**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO **BENJAMIN JONES, UNMARRIED**, HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, ALL OF OUR RIGHT TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BEING LOTS NOS. 63 AND 64 AND THE SOUTHERLY 16 ½ FEET OF LOT NO. 62 ON THE PLAN OF S.A. CHAMPION'S SUBDIVISION OF CERTAIN LOTS IN HARDING'S ADDITION TO NASHVILLE, AS OF RECORD IN BOOK NO. 161, PAGE 132, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOTS NOS. 63 AND 64 AND THE SOUTHERLY PART OF LOT NO. 62 FRONT TOGETHER 116 ½ FEET ON THE EASTERLY SIDE TO TWENTY-SECOND AVENUE NORTH (FORMERLY CHAMPION AVENUE), AND RUN BACK BETWEEN PARALLEL LINES 154.7 FEET TO AN ALLEY, LOT NO. 64 RUNNING BACK WITH THE NORTHERLY MARGIN OF HARDING STREET.

BEING THE SAME PROPERTY CONVEYED TO CAROLYN JONES AND SON, LARRY JONES, BY WARRANTY DEED FROM BESSIE L. LEACH AND CHARLES SATTERFIELD, SISTER AND NEPHEW RESPECTIVELY AND THE ONLY HEIRS AT LAW OF ERNEST SATTERFIELD, DECEASED, AS RECORDED IN BOOK 4971, PAGE 713, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

FURTHER BEING THE SAME PROPERTY CONVEYED TO CAROLYN MAXWELL JONES BY QUITCLAIM DEED FROM LARRY JONES OF RECORD IN BOOK 6693, PAGE 90, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THE SAID CAROLYN MAXWELL JONES HAVING SINCE DIED INTESTATE, HER INTEREST IN SAID PROPERTY VESTED INTO THE GRANTORS HEREIN, THE HEIRS AT LAW OF CAROLYN MAXWELL JONES, AS EVIDENCED BY THE AFFIDAVITS OF HEIRSHIP OF RECORD IN INSTRUMENT NO. 20140311002306, AND IN INSTRUMENT NO. 20140311002307, AND IN INSTRUMENT NO. 20140311002308, AND IN INSTRUMENT NO. 20140311002309, ALL OF RECORD IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THE GRANTORS HEREIN FURTHER CERTIFY THAT CAROLYN JONES IS ONE AND THE SAME AS CAROLYN MAXWELL JONES.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS OF RECORD.

THIS INSTRUMENT WAS PREPARED WITH INFORMATION SUPPLIED BY THE GRANTEES &/OR GRANTORS. NO TITLE EXAMINATION WAS PERFORMED TO VALIDATE THE ACCURACY OF TITLE. THEREFORE THE PREPARER DOES NOT ACCEPT LIABILITY FOR THIS INSTRUMENT.

This is
( ) unimproved
(X) improved

property known as **1602 22nd Avenue North, Nashville, TN 37208**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness my hand this the 16 day of December, 2013.

Annie Ruth Blair
Annie Ruth Blair

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Annie Ruth Blair, 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 official seal, this the 16 day of December, 2013.

Notary Public

My Commission Expires:

ALISON RODGERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 08-17-2015

RETURN TO:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212

Witness my hand this the 11 day of December, 2013.

Buford Wayne Jones

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Buford Wayne Jones, 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 executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 11 day of December, 2013.

Notary Public

My Commission Expires: 8-17-2015

ALISON RODGERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 08-17-2015

Witness my hand this the 12 day of December, 2013.

Larry Darnell Jones

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Larry Darnell Jones, 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 executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 12 day of December, 2013.

Notary Public

My Commission Expires:

Witness my hand this the 20 day of December, 2013.

Jannett Collier

Jannett Collier

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jannett Collier, 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 official seal, this the 20 day of December, 2013.

Notary Public

My Commission Expires: 8-17-2015

ALISON RODGERS
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY
My Commission Expires 08-17-2015

Witness my hand this the 14 day of January, 2014~~3~~.

Michael Dean Jones

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Michael Dean Jones, 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 executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 14 day of January, 2014~~2013~~.

Notary Public

My Commission Expires: 8-17-2015

ALISON RODGERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 08-17-2015

Witness my hand this the 14th day of December, 2013.

William Jackson Jones

William Jackson Jones

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, William Jackson Jones, 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 executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 14th day of December, 2013.

Marchal D. McNairy

Notary Public

My Commission Expires:
9/19/16

Witness my hand this the 14 day of Jan, 2014.

Ruby Jean Jones

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Ruby Jean Jones, 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 official seal, this the 14 day of January, ~~2013.~~ 2014

Notary Public

My Commission Expires: 8-17 2015

ALISON RODGERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 08-17-2015

Witness my hand this the 17 day of 2, 2014.

Benjamin Jones

Benjamin Jones

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Benjamin Jones, 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 executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 17 day of February, 2013.

Notary Public

My Commission Expires: 8-17-2015

ALISON RODGERS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 08-17-2015

Witness my hand this the 14 day of January, 2014.

Montraville Osborne Norman

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Montraville Osborne Norman, 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 executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 14 day of January, ~~2013~~ 2014

Notary Public

My Commission Expires: 8-17-2015

ALISON RODGERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 08-17-2015

Witness my hand this the 6 day of February, ~~2013~~ 2014.

Timothy Dewayne Jones

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Timothy Dewayne Jones, 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 executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 6 day of February, ~~2013~~ 2014.

Notary Public

My Commission Expires:

ALISON RODGERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 08-17-2015