Davidson County DEEDQC
Recvd: 04/02/14 14:56 3 pgs
Fees:17.00 Taxes:0.00
20140402-0027522

State of Tennessee |
County of Davidson |

Address New Owner:
Charles L. Jones, Sr.
1316 B McAlpine Avenue
Nashville, Tennessee 37216
201309-572

Send Tax Bill To:
Same

This instrument was prepared by:
Laurie J. Hadwyn-Janes, Attorney-at-Law
P.O. Box 21060, Chattanooga, TN 37424
(423) 618-6140

QUIT CLAIM DEED

THIS INDENTURE, made and entered into on the day and date last written, by and between **Charles L. Jones,** his heirs and assigns, hereinafter called the "GRANTOR(S)", and **Charles L. Jones, Sr.,** a married man as his sole and separate property, his heirs and assigns, hereinafter called the "GRANTEE(S)", for the purpose of correcting GRANTOR(S) name,

THAT FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid, by the GRANTEE(S), and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, GRANTOR(S), does hereby bargain, sell, remise, quit claim and convey unto the GRANTEE(S),and all his heirs and assigns, all GRANTOR'(S) right, title and interest in a certain tract or parcel of land lying and being in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being part of Lot No. 48 on the Plan of Kennedy & Graves Subdivision of Block C and D of Monte Vista, as of record in Book 843, Page 14, Register's Office for said County, and being further described to wit:

BEGINNING at a point in the southwesterly margin of McAlpine Avenue, said point being 503.4 feet from the easterly right-of-way of Kennedy Avenue; thence easterly 12 feet to a point; (said 12 feet being used for driveway purposes) thence southwesterly 368 feet to a point; thence northwesterly 63 feet to a point; thence in a northerly direction 168.5 feet to a point; thence easterly 51 feet to a point; thence in a northerly direction 200 feet to the point of beginning, according to a survey by John Kohl, dated March 12, 1976.

BEING the same property conveyed to Charles L. Jones by Deed from Sam Jones, dated February 3, 2005, and recorded on February 3, 2005, as Instrument Number 20050203-0012805, with the Register's Office of Davidson County, State of Tennessee.

Property Address: 1316 B McAlpine Avenue, Nashville, Tennessee 37216
Tax ID/Parcel No.: 061 16 0 203.00

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

This instrument prepared without title search, from information provided by the parties, and therefore the preparer makes no certification as to the validity of the title thereto.

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.

IN WITNESS WHEREOF, I have executed this instrument this 26 day of MARCH, ~~2013~~ 2014

Charles L Jones Sr

Charles L. Jones, (Grantor)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 3/26/2014 ~~2013~~, before me, a Notary Public, personally appeared **Charles L. Jones,** personally known to me (or proved to me on the basis of satisfactory evidence), to be the same person who subscribed this instrument, and who appeared to be of sound mind and not under or subject to duress, fraud, or undue influence, and acknowledged that he/she executed the same.

NOTARY PUBLIC – TENNESSEE
My Commission Expires: 11/6/2017
DAVIDSON County

(Notary Seal)
ALVIN JOHNSON, SR.
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

I hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration or true value for this transfer is $10.00, which amount is equal to or greater than the amount which the property being transferred would command at a fair and voluntary sale.

Charles L Jones Sr.
Affiant

Sworn to and subscribed before me this 26 day of MARCH, 2014 ~~2013~~.

NOTARY PUBLIC – TENNESSEE
My Commission Expires: 11/6/2017
DAVIDSON County

(Notary Seal)
ALVIN JOHNSON, SR.
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

True Copy Certification

I, MELINDA ELLISON, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Melinda Ellison
Signature

State of MARYLAND

County of MONTGOMERY

Personally appeared before me, Chun Ming Tseng a notary public for this county and state, MELINDA ELLISON who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 2/2/15
Notary' Seal (if on paper)

CHUN-MING TSENG
NOTARY PUBLIC
MONTGOMERY COUNTY, MD
My Commission Expires 02-02-2015