G#4708-2 BOX #14

QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans: T20140023881 DEEDQC
Recvd: 04/09/14 09:22 2 pgs
Fees: 12.00 Taxes: 0.00
20140409-0029515

State of Tennessee)
County of Davidson)

The actual consideration for this transfer is $ -0- .

Marshall T. Phelps
Affiant

Subscribed and sworn to before me, this the 8th day of April, 2014.

Katherine Goodson
Notary Public

My commission expires: May 5, 2015

(AFFIX SEAL)

KATHERINE GOODSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive , Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Marshall Ted Phelps and Linda Lee Webster	**"New Owners"**	**090120B02200CO**
705 William Howard Place		
Nashville, TN 37209		

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I,

Marshall Ted Phelps, a single man

HEREINAFTER CALLED THE GRANTOR, HAVE QUITCLAIMED, AND BY THESE PRESENTS DO HEREBY CONVEY UNTO

Marshall Ted Phelps, a single man, as to a 99% undivided interest, and Linda Lee Webster, married, as to a 1% undivided interest, as joint tenants with rights of survivorship

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN AND TO A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 22 on the Plan of Hodges Estates, a Planned Unit Development, as of record in Book 11700, Page 33, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to Marshall Ted Phelps, a single man, by Warranty Deed dated August 8th, 2001, from Hodges and Son, Inc., a Tennessee corporation, of record in Instrument No. 20010816-0088626, Register's Office for Davidson County, Tennessee.

SAID property is conveyed subject to the limitations, restrictions, and encumbrances as may affect the premises.

THIS INSTRUMENT HAS BEEN PREPARED BY THE FIRM OF JOHN T. COOK, P.C., BASED UPON VERBAL INFORMATION AND DIRECTIONS FROM THE RESPECTIVE PARTIES. THE PARTIES ACKNOWLEDGE AND UNDERSTAND THAT SAID FIRM HAS RELIED ON INFORMATION PROVIDED TO IT AND DOES NOT REPRESENT THE ACCURACY THEREOF.

This is improved property, known as: **705 William Howard Place, Nashville, TN 37209**.

Witness my/our hand(s) this **8th** day of **April, 2014.**

Marshall Ted Phelps

Marshall Ted Phelps

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Marshall Ted Phelps, a single man,** the 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 at Nashville, Tennessee, this **8th** day of **April, 2014.**

Katherine Goodson

Notary Public

My Commission Expires: May 5, 2015

