BILL GARRETT, Davidson County
Trans:T20140095342 DEEDQC
Recvd: 12/19/14 15:16 2 pgs
Fees:12.00 Taxes:0.00
20141219-0116519

FROM:

CHYRALL B. DAWSON

FROM:

RENARD A. HIRSCH, SR., TRUSTEE

AND

TO:

RENARD A. HIRSCH, SR., TRUSTEE

TO:

CHYRALL B. DAWSON

QUITCLAIM DEED

Name & Address of Property Owner:	Send Tax Bills To:	Map-Parcel Numbers:
CHYRALL B. DAWSON 1311 Valley Trail Whites Creek, TN 37189	SAME	Map: 051-14 Parcel: 018.00

This Instrument Was Prepared By:

SMITH & HIRSCH, PLC
Skyline Professional Building
3250 Dickerson Pike, Suite 121
Nashville, TN 37207
Telephone 615-242-5003

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Chyrall B. Dawson
Affiant

Subscribed and sworn to before me on this 17th day of December, 2014.

Jacqueline Orr Wiggins
Notary Public

JACQUELINE ORR WIGGINS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My commission expires: 11/03/2015

KNOW ALL MEN BY THESE PRESENTS that for good and valuable consideration, receipt and sufficiency of which is hereby acknowledged, and for the express purpose of making a re-conveyance to create a fee simple title in **CHYRALL B. DAWSON**, I, **CHYRALL B. DAWSON**, hereby convey, remise, release and quitclaim unto **RENARD A. HIRSCH, TRUSTEE**, his successors and assigns, the following described tract or parcel of land, in Davidson County, Tennessee, to wit:

Being part of the Scott property in North Nashville, described as follows:

Beginning on the westerly margin of 12th Avenue, North, formerly Florence Street, at a point 177-1/2 feet, more or less, north of the northerly margin of Heiman Street, said point being the northeast corner of the property conveyed to Ferdinand A. Stewart by deed from Leland J. Nesbit and wife, of record in Book 762, Page 162, Register's Office for said County; thence with the westerly margin of said Avenue northwardly 50 feet to the southeast corner of the property conveyed to Mary D. Webster by deed from Leona Gilbert of record in Book 1036, Page 161, said Register's Office; thence with said Webster's southerly line westwardly 154 feet, more or less, to the easterly margin of an alley; thence with said alley southwardly 30 feet to the northwest corner of said Stewart property; thence with the northerly line of same eastwardly 154 feet, more or less, to the beginning.

Being the same property conveyed to Iris A. Brandon, by Last Will and Testament, of record in Will Book 127, Page 643, Office of the Davidson County Circuit Court Clerk, Probate Division. Iris A. Brandon, having since died leaving as her sole heir and next of kin, **CHYRALL B. DAWSON.**

This is improved property known as 1511-12th Avenue North, Nashville, Tennessee 37208.

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

And now, I, the said **RENARD A. HIRSCH, SR., TRUSTEE**, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby, convey, remise, release and forever quitclaim unto **CHYRALL B. DAWSON**, in fee simple, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

WITNESS our hands this 17th day of December, 2014.

Chyrall B. Dawson
CHYRALL B. DAWSON

RENARD A. HIRSCH, SR., TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me the undersigned notary public in and for said County and State the within named **CHYRALL B. DAWSON**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactorily evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, on this 17th day of December, 2014.

Jacqueline Orr Wiggins
NOTARY PUBLIC

JACQUELINE ORR WIGGINS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My commission expires: 11/03/2015

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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