BILL GARRETT, Davidson County
Trans:T20150063096 DEEDQC
Recvd: 07/31/15 11:21 2 pgs
Fees:12.00 Taxes:0.00
20150731-0075696

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $-0-

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30 DAY OF July, 2015.

Notary Public

MY COMMISSION EXPIRES ON May 3, 2018

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
ROBERT B. YOUNG, ATTORNEY AT LAW, 4800 CHARLOTTE AVE., NASHVILLE, TN 37209

THIS INSTRUMENT WAS PREPARED BASED SOLELY ON INFORMATION FURNISHED BY THE PARTIES. NO INDEPENDENT TITLE EXAM HAS BEEN PERFORMED NOR TITLE OPINION RENDERED.

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
GEORGE BLANTON WOOTEN, ET UX	**SAME**	**061-01-0-006.00**
(NAME) **235 MAPLEWOOD TRACE**	(NAME)	
(ADDRESS) **NASHVILLE, TN 37207**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **I, GEORGE BLANTON WOOTEN, JR., BEING THE SOLE HEIR AT LAW OF DIXIE MAE WOOTEN,** BY THESE PRESENTS DO REMISE, RELEASE, QUITCLAIM, AND CONVEY ALL OF OUR RIGHT, TITLE, AND INTEREST UNTO, **GEORGE BLANTON WOOTEN, JR. AND WIFE, BRENDA SUE WOOTEN,** HEREINAFTER CALLED THE GRANTEES, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON COUNTY**, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being part of Lot No. 1 on the Plan of the subdivision of the lands of William Phillps, as of record in Book 57, Page 21, Register's Office for Davidson County, Tennessee.

Beginning on the northerly margin of Maplewood Lane, at a point 169.7 feet west of the westerly margin of Walton Lane, being the southwest corner of the property conveyed to Dan Edmonson, Jr. and wife, by deed from L.D. Jones and wife, of record in Book 3461, page 239, said Register's office; thence with the westerly line of said Edmonson property, North 6 deg. 25 min. East 250 feet; thence North 83 deg. 35 min. West 80 feet to the northeast corner of the property conveyed to Malcolm Moss and wife, by deed from L.B. Jones and wife, of record in Book 3315, page 363, said Register's Office; thence with the easterly line of said Moss property, South 6 deg. 25 min. West 250 feet to the northerly margin of Maplewood Lane; thence with the said lane, South 83 deg. 35 min. East 80 feet to the beginning.

Being the same property conveyed to Dixie M. Wooten, an unmarried woman, from Irene K. Peed and husband, Donald D. Peed, Sr., by deed dated June 9, 2011, of record in Instrument No. 20110613-0045056, said Register's Office. The said Dixie M. Wooten, having since died on or about May 5, 2015, leaving her son, George Blanton Wooten, Jr. as her sole heir at law. See Affidavit of Heirship of record in Instrument No. 20150731-0075694, said Register's Office.

This conveyance is subject to any and all other easements, restrictions and conditions which may affect said property of record in the Register's Office for Davidson County, Tennessee.

****THIS IS THE SAME LEGAL DESCRIPTION AS THE PRIOR DEED****

Unimproved ( )
This is improved(X) property known as **235 MAPLEWOOD TRACE, NASHVILLE, TN 37207**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Whenever 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 30 day of July, **2015.**

GEORGE BLANTON WOOTEN, JR.

ROBERT B. YOUNG NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **George Blanton Wooten, Jr.**, 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 office this 30 day of July, **2015**.

My Commission Expires: May 8, 2018

Notary Public