BILL GARRETT, Davidson County
Trans:T20150080616 DEEDQC
Recvd: 09/22/15 12:10 2 pgs
Fees:12.00 Taxes:0.00
20150922-0096252

This instrument prepared by:
Laylah V. Smith, Attorney
278 Penfield Drive
Nashville, Tennessee 37211

Based on the information provided by the parties, NO title search was requested or prepared.

QUITCLAIM DEED

Address of Owner as follows:	**Send Tax Bills To:**	**Map-Parcel Number:**
Josephine Phelps 3328 Smith Springs Road Nashville, TN 37013	Owner	13301028100

FOR AND IN CONSIDERATION of love and affection and no monetary consideration, James L. Phelps, hereinafter grantor, hereby release, remise and quitclaim unto Josephine Phelps, her heirs and assigns, all of my right, title and or other interest I may have in and to property located at 519 Raymond Street, Nashville, Tennessee, 37211, being more specifically described as follows to wit:

BEING Lot No. 268, on the plan of Sunrise Heights, of record in Plat Book 421, Page 46, Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Together with that part of vacated Hill Street, according to Metropolitan County Council Bill No. 78-940, filed on May 10, 1978.

Being the same property conveyed to Josephine Phelps and James L. Phelps by Deed from Audrey Elizabeth Greenfield and filed of record in Book 1025, Page 675.

And previously being the same property conveyed to H.W. Greenfield and wife, Audrey Elizabeth Greenfield by Deed from Agnes Elizabeth Rogers Smith, Margaret Dies Wikoff, Donald R. Rogers, Glenda Lucille Rogers Worcester, Dottie Jean Rogers Hollis and Jane Marie Rogers, of record in Book 5595, Page 764, Registers Office for said County

WITNESS my hand this 17 day of September, 2015.

James L. Phelps

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said County and State, the within named James L. Phelps 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 at office in said County this 17 day of September 2015.

NOTARY PUBLIC

My Commission Expires: 09/11/17

TAMARA J. TAYLOR NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

WITNESS my hand this 17 day of September, 2015.

Josephine Phelps

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said County and State, the within named Josephine Phelps 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 at office in said County this 17 day of September, 2015.

NOTARY PUBLIC

My Commission Expires: 09/11/17

TAMARA J. TAYLOR NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is $ 0.00
, Affiant
Subscribed and sworn before me this the 22 Day of Sept, 2015.
S. Chandler, Deputy Register