BILL GARRETT, Davidson County
Trans:T20160020612 DEEDQC
Recvd: 03/14/16 12:24 2 pgs
Fees:12.00 Taxes:0.00
20160314-0023986

**THIS INSTRUMENT PREPARED BY:**
**Chapman & Rosenthal Title, Inc.**
**2002 Richard Jones Road, Suite 203-A**
**Nashville, TN 37215**

***No title search was performed in the preparation of this Quitclaim Deed.***

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

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

Affiant

Subscribed and sworn to before me, this 10 day of March, 2016.

Notary Public

My Commission Expires: _____

KATE ROSENTHAL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 10, 2018

## QUITCLAIM DEED

| Address New Owner: | Send Tax Bills To: | Tax Information: |
|---|---|---|
| William Leslie Dillingham<br>Robert Michael Dillingham<br>Gary Lee Dillingham<br>James Lynn Dillingham, Sr.<br>5600 Lozier Street<br>Nashville, TN 37209 | New Owner | 091-10-0 276.00 |

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **James Lynn Dillingham, Jr.** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey unto **James Lynn Dillingham, Sr.** their heirs and assigns all of his rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being the easterly part of Block No. 12 on the Map of West View Heights Sub. of lots Nos. 6 and 12 in the Subdivision of the B.F. Cockrill Farm, as of record in Book 421, Page 29, Register's Office for said County, described as follows:

Beginning at the northwest corner of Midland and Lozier Streets, thence with the northerly margin of Lozier Street westwardly 65 feet to the southeast corner of the property conveyed to G.W. Whitfield and wife by deed from J. W. Morris and wife of record in Book 1002, page 132, said Register's Office; thence with said Whitfield's easterly line northwardly 121 feet, more or less, to the southerly margin of an alley; thence with said alley eastwardly 65 feet to the westerly margin of Midland Street; thence with said Street southwardly 121 feet to the beginning.

Being the same property conveyed to William Leslie Dillingham, Robert Michael Dillingham, James Lynn Dillingham, Jr. and Gary Lee Dillingham from Robert Dillingham, in his capacity as Executor under the Will of the Estate of Mary Lee Nash by Executor's Quitclaim Deed dated July 29th, 2005 of record in Instrument No. 20050801-0089710, in the Register's Office of Davidson County, Tennessee.

This is property known as 5600 Lozier Street Nashville, TN 37209.

Grantor covenants that they are lawfully seized and possess said real property in fee simple, have a good right to convey it, and that the same is unencumbered, except for 2016 taxes that are not yet due and payable, as well as any restrictions, conditions and easements of record.

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.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 10 day of March, 2016.

**James Lynn Dillingham, Jr.**

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **James Lynn Dillingham, Jr.** with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 10 day of March 2016.

Notary Public

My Commission Expires: _____

KATE ROSENTHAL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 10, 2018