THIS INSTRUMENT PREPARED BY:
Elder Law Practice of Timothy L. Takacs, PLLC
P.O. Box 364
Hendersonville, TN 37077-0364

From information furnished by the parties.

Address New Owners
Velma D. Woods
1307 Riverwood Dr.
Nashville, TN 37216

Send Tax Bills To
Same

Map-Parcel No.
061 12 0 117.00

Quitclaim Deed

Grantor: Velma D. Woods and Clarence Walton (unmarried individuals)
Grantee: Velma D. Woods

Grantor quitclaims and conveys to Grantee all of Grantor's right, title, and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 62 on the Plan of Eastdale Place, of record in Book 547, page 29 and 30, Register's Office for said County.

Said Lot No. 62 fronts 100 feet on the easterly margin of Riverwood Drive and extends back 200 feet on the northerly and southerly lines, to a line in the rear measuring 100 feet thereon.

Being the same property conveyed to Velma D. Woods and Clarence Walton by deed from Velma D. Woods, of record in Instrument No. 20160811-0083439 Register's Office for Davidson County, Tennessee.

This is improved property, known as: 1307 Riverwood Dr., Nashville, TN 37216.

The effect of this conveyance is to vest an undivided fee simple interest in the Grantee, who holds this partial interest as a joint tenant with right of survivorship with Velma Woods and Clarence Walton.

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

Clarence Walton by Velma Woods AIF
Clarence Walton, Grantor by Attorney-in-Fact under Durable Power of Attorney

State of Tennessee
County of Sumner

On October 4, 2016, personally appeared before me, Velma Woods, with whom I am personally acquainted or who proved to me on satisfactory evidence to be the person who executed the foregoing instrument as attorney-in-fact for Clarence Walton, and who acknowledged that she executed the same as attorney-in-fact for Clarence Walton.

Barbara Boone McGinnis
Notary Public

My commission expires: 6/18/2019

BARBARA BOONE MCGINNIS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER

BILL GARRETT, Davidson County
Trans:T20160087526 DEEDQC
Recvd: 10/05/16 09:46 2 pgs
Fees:12.00 Taxes:0.00
20161005-0105027

TAI

* *

State of Tennessee
County of Sumner

The actual consideration for this transfer or the value of the property transferred (whichever is greater) is $0.

Velma D. Woods

Velma D. Woods, Grantee

Sworn to and subscribed before me on October 4, 2016.

Barbara Boone McGinnis

Notary Public

My commission expires: 6/18/2019

BARBARA BOONE MCGINNIS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER