BILL GARRETT, Davidson County
Trans:T20170069982 DEEDQC
Recvd: 08/11/17 16:20 4 pgs
Fees:22.00 Taxes:0.00
20170811-0082753

Quitclaim Deed

RECORDING REQUESTED BY Lillian Hall
AND WHEN RECORDED MAIL TO: & send tax bills to:
Gloria Hopkins
1029 31st Ave. N.
Nashville, TN 37209
, Grantee(s)
Consideration: $ No Consideration
Property Transfer Tax: $
Assessor's Parcel No.: 081 06 0 037.00
PREPARED BY: Gloria Hopkins certifies herein that he or she has prepared this Deed.
Gloria Hopkins
Signature of Preparer
6-9-17
Date of Preparation
Gloria Hopkins
Printed Name of Preparer

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
Gloria Hopkins Affiant
Subscribed and sworn before me this the
11 Day of August, 2017.
Rivera Varela, Deputy Register

THIS QUITCLAIM DEED, executed on 6-9-17 in the County of Davidson, State of Tennessee by Grantor(s), Lillian Hall, whose post office address is 2703 Vance Avenue, Nashville, TN 37208 to Grantee(s), Gloria Hopkins and Lillian Hall, whose post office address is 1029 31st Ave. N. Nashville, TN 37209,

WITNESSETH, that the said Grantor(s), Lillian Hall, for good consideration and for the sum of _____ ($_____) paid by the said Grantee(s), the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said Grantee(s) forever, all the right, title

interest and claim which the said Grantor(s) have in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Davidson, State of Tennessee and more specifically described as set forth in EXHIBIT "A" to this Quitclaim Deed, which is attached hereto and incorporated herein by reference.

IN WITNESS WHEREOF, the said Grantor(s) has signed and sealed these presents the day and year first above written. Signed, sealed and delivered in presence of:

GRANTOR(S):

Lillian Hall
Signature of Grantor

Signature of Second Grantor (if applicable)

Lillian Hall
Print Name of Grantor

Print Name of Second Grantor (if applicable)

Edna Tracy Hart
Signature of First Witness to Grantor(s)

Signature of Second Witness to Grantor(s)

Edrina Trehnay Harbert
Print Name of First Witness to Grantor(s)

Print Name of Second Witness to Grantor(s)

GRANTEE(S):

Gloria Hopkins
Signature of Grantee

Signature of Second Grantee (if applicable)

Gloria Hopkins
Print Name of Grantee

Print Name of Second Grantee (if applicable)

Edna Tracy Hart
Signature of First Witness to Grantee(s)

Signature of Second Witness to Grantee(s)

Edrina Trehnay Harbert
Print Name of First Witness to Grantee(s)

Print Name of Second Witness to Grantee(s)

NOTARY ACKNOWLEDGMENT

State of Tennessee

County of Davidson

On June 9, 2017, before me, Edrina Trehnay Harbert, a notary public in and for said state, personally appeared, Lillian Hall & Gloria Hopkins

who are known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the persons, or the entity upon behalf of which the persons acted, executed the instrument.

WITNESS my hand and official seal.

Edr Tr H

Signature of Notary

Affiant Known _____ Produced ID _____

Type of ID _____ (Seal)

EDRINA TREHNAY HARBERT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-08-2018

Exhibit "A"

2960

For and in consideration of the sum of NINE THOUSAND FOUR HUNDRED AND NO/100 - ($9,400.00) - - - - - - - - - - - - - - - - DOLLARS

Cash in hand paid by Andrew L. Hall and wife, Lillian Fields Hall, the receipt of which is hereby acknowledged,

I, W. L. Bainbridge III, unmarried, have bargained and sold, and by these presents do transfer and convey unto the said Andrew L. Hall and wife, Lillian Fields Hall their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being Lot No. 77 on the Plan of Cumberland Gardens, as of record in Book 2900, pages 3 and 4, Register's Office for said County.

Said Lot No. 77 fronts 50 feet on the southerly side of Vance Avenue and extends back 135.9 feet on the easterly line and 133 feet on the westerly line to a dead line which is a broken line, measuring 70.65 feet thereon.

Being part of the real property conveyed to W. L. Bainbridge III by deed from W. L. Bainbridge, Jr. and wife, dated June 15, 1959, filed June 16, 1959, and recorded in Book 2921, page 1, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Andrew L. Hall and wife, Lillian Fields Hall their heirs and assigns, forever.

And I do covenant with the said Andrew L. Hall and wife, Lillian Fields Hall that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I, W. L. Bainbridge III, unmarried, do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Andrew L. Hall and wife, Lillian Fields Hall their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 11th day of September, 19 59

W. L. Bainbridge, III

STATE OF TENNESSEE
Davidson County

Personally appeared before me, B. B. Doubleday, Jr., a Notary Public in and for said County and State, the within named W. L. Bainbridge III

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 11th day of September, 19 59

B. B. Doubleday, Jr.
Notary Public

Commission expires Oct. 28, 1961