Bill Garrett Davidson County
Batch# 8840 DEEDQC
10/05/2017 10:42:40 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20171005-0102338

This instrument prepared by:
Smith.Sholar.Milliken.PLLC
1164 Nashville Pike
Gallatin, TN 37066

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND SMITH.SHOLAR.MILLIKEN.PLLC. SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT, OR LEGAL AND/OR TAX RELATED COUNSEL. ***ATTN: THIS TRANSFER COULD AFFECT THE OWNER'S TITLE POLICY THAT YOU HAVE FOR THE SUBJECT PROPERTY.***

QUITCLAIM DEED

Address New Owner(s) as follows:	Send Tax Bills To:	Map Parcel Numbers
(NAME) Edward Lee Grimes and Wanda Roberts Grimes, husband and wife	(NAME) SAME	072 07 0 268.00
(STREET ADDRESS) 150 Mountain Lane		
(CITY) (STATE) (ZIP) Cottontown, TN 37048	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged **EDWARD LEE GRIMES, A MARRIED MAN,** Grantor, does hereby quitclaim and convey unto **EDWARD LEE GRIMES AND WANDA ROBERTS GRIMES, HUSBAND AND WIFE**, the Grantee herein, its successors, heirs and assigns, all of Grantor's right, title and interest in and to the following described real property in DAVIDSON County, Tennessee, as follows:

Being the southwesterly part of Lot No. 65, and being a part of Block "D" on the Map of the proposed Subdivision of the R.M. Dudley 30-acre tract on Williams Ferry Road, which Block "D" is shown of record in Book 421, Page 122, Register's Office for said County. Said part of said Lot No. 65 is described according to an unregistered copy of a survey of Block "A", "B", "C" and "D" made by Erle Drake, County Surveyor, October 14, 1913, as follows:

Beginning at a point in the southeasterly margin of Riverside Boulevard, the common corner of Lots Nos. 65 and 66; thence with the line between said lots southeasterly 170 feet to an alley; thence with the margin of said alley northeasterly around a curve 50 feet to the common corner of Lots Nos. 64 and 65; thence northwesterly 170 feet to a point in the southeasterly margin in said Riverside Boulevard which point is 10 feet southwest of the common corner of Lots Nos. 64 and 65 on said unregistered plan; thence with the margin of said Boulevard southwesterly, around a curve, 70 feet to the point of beginning.

Being the same property conveyed to Edward Winton Grimes and wife Daisy Mai Grimes by Warranty Deed from Ernest W. Benz, Trustee as recorded in Book 1157, Page 2, Register's Office for Davidson County, Tennessee. Edward Winston Grimes having since died on September 23, 1990 thereby vesting said property in wife, Daisy Mai Grimes as surviving tenant by the entirety. Daisy Mai Grimes having since died on February 2, 2007 intestate. Edward Lee Grimes having been the only heir of Daisy Mai Grimes. See Affidavit of Heirship as recorded in Instrument Number 20140811-0072095 Register's Office for Davidson County, Tennessee.

The property address is: 2319 Riverside Drive, Nashville, TN 37216

This CONVEYANCE is made subject to any and all plats, easements, restrictions, and other matters of record.

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration for this transfer is $ 0.00

Subscribed and sworn to before me this the 2 day of ~~August~~ Oct, 2017.

Affiant

My commission expires: 4-17-21
(Affix Seal)

Notary Public

MIRANDA M. BELOTE
NOTARY PUBLIC
STATE OF TENNESSEE
SUMNER COUNTY

MIRANDA BE
NOTARY PUBLIC
TENN.
SUMNER COUNTY

Witness my hand this 14 day of Sept, 2017.

Edward Lee Grimes

~~Wanda Roberts Grimes~~
Edward Lee Grimes

STATE OF TENNESSEE
COUNTY OF SUMNER

On this 14 day of ~~August~~ Sept, 2017, before me personally appeared Edward Lee Grimes, to me known to be the person(s) described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her/their free act and deed.

Witness my hand and official seal this 14 day of ~~August~~ Sept, 2017.

J MIRANDA BELOTE
Notary Public

4.19.21
My Commission Expires:

