Bill Garrett Davidson County
Batch# 27331 DEEDQC
11/17/2017 10:56:58 AM 4 pgs
Fees: $22.00 Taxes: $0.00

20171117-0118245

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
Affiant
Subscribed and sworn before me this the
17 Day of NOV., 2017.
D. Cashman, Deputy Register

Quitclaim Deed

RECORDING REQUESTED BY Alvin Stein Stokes Jr.
AND WHEN RECORDED MAIL TO:
Vickie Marshall Jenkins, Alvin Stein Stokes Jr, Grantee(s)
114 Old Trinity Ln.
Nashville, TN. 37207
Consideration: $ 0
Property Transfer Tax: $
Assessor's Parcel No.: 071-07-0-000.00
PREPARED BY: Vickie Marshall Jenkins certifies herein that he or she has prepared this Deed. 114 Old Trinity Ln. Nashville, TN 37207

Signature of Preparer

11/17/17
Date of Preparation

Vickie M. Jenkins
Printed Name of Preparer

THIS QUITCLAIM DEED, executed on 11/17/17 in the County of Davidson, State of Tennessee, by Grantor(s), Alvin Stein Stokes Jr., whose post office address is 114 Old Trinity Ln. Nashville, TN 37207 to Grantee(s), Vickie Marshall Jenkins, Alvin Stein Stokes, Jr whose post office address is 114 Old Trinity Ln. Nashville, TN. 37207

New owners + Tax Bill Info

WITNESSETH, that the said Grantor(s), Alvin Stein Stokes Jr., for good consideration and for the sum of Zero ($ 0.00) 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 See Exhibit A for legal description

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Current Source of Title # 20130605-0056770

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):

Signature of Grantor

Alvin Stokes
Print Name of Grantor

Signature of First Witness to Grantor(s)

TORRY MEADOWS
Print Name of First Witness to Grantor(s)

Signature of Second Grantor (if applicable)

Print Name of Second Grantor (if applicable)

Signature of Second Witness to Grantor(s)

Caitlin Tellin
Print Name of Second Witness to Grantor(s)

GRANTEE(S):

Signature of Grantee

Vickie M. Jenkins
Print Name of Grantee

Signature of First Witness to Grantee(s)

Caitlin Tellin
Print Name of First Witness to Grantee(s)

Signature of Second Grantee (if applicable)

Alvin Stokes
Print Name of Second Grantee (if applicable)

Signature of Second Witness to Grantee(s)

TORRY MEADOWS
Print Name of Second Witness to Grantee(s)

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NOTARY ACKNOWLEDGMENT

State of Tennessee

County of Davidson

On November 17, 2017, before me, Cali Bombardier, a notary public in and for said state, personally appeared, Vickie M. Jenkins and Alvin Stokes Jr

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.

Cali Bombardier

Signature of Notary

Affiant Known _____ Produced ID X

Type of ID TN DL

CALI BOMBARDIER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

Exhibit A

BILL GARRETT, Davidson County
Trans:T20130046757 DEEDWARR
Recvd: 06/05/13 09:14 2 pgs
Fees:13.00 Taxes:218.30
[redacted]
20130605-0056770

THIS INSTRUMENT PREPARED BY:
HAYNES, FREEMAN & BRACEY, PLC
140 North Main Street
P. O. Box 527
Goodlettsville, Tennessee 37070

WARRANTY DEED

Address New Owner(s):	Send Tax Bills To:	Map- Parcel No.
ALVIN STOKES, JR. 114 Old Trinity Lane Nashville, Tennessee 37207	Same	071-07-0-066.00

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt of which is hereby acknowledged, **LOIS H. MILLER and EDWIN F. MADRIGAL, Wife and Husband,** have this day bargained and sold, and do hereby transfer and convey unto the said **ALVIN STOKES, JR., a single man,** his successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee being the northerly part of Lot No. 16 on the Plan of the Linda Jacob Subdivision of the Stamps Tract, not of record, described according to a survey made by S. M. McMurray Company, Engineers, dated May 10, 1950, as follows:

Beginning on the southerly margin of Old Trinity Lane at a point 60 feet east of the northeast corner of the property conveyed to Leland Mabry and wife, by deed from Ezell Dickerson and wife, of record in Book 2439, page 181, Register's Office for said County, being a corner of Lots Nos. 15 and 16 on said unrecorded plan; thence with the line between said two lots, Southerly 129 feet to a corner of Lots Nos. 6 and 7 on the Plan of Linda Jacob Subdivision, Section 1, of record in Book 2083, page 7, said Register's Office; thence South 88 degrees East, 60 feet to the corner of Lots Nos. 5 and 6 on said recorded subdivision and Lots 16 and 17 on said unrecorded subdivision; thence with the line between Lots Nos. 16 and 17, Northerly 129 feet to the southerly margin of Old Trinity Lane; thence with the same, Westerly 60 feet to the beginning.

Being the same property conveyed to LOIS H. MILLER and EDWIN F. MADRIGAL, WIFE AND HUSBAND, by deed from KIT L. HENDRICKSON, A WIDOW, UNMARRIED, of record in Book 10715, Page 237, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) The actual consideration or value whichever is greater, for this transfer is $59,000.00.

Subscribed and sworn to before me,
this 31 of May, 2013.
My Commission Expires: 3/8/16

JUDY CALLIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Affiant

Notary Public