Prepared By:
Lee O Blankenship Jr
4112 Higdon Dr.
Murfreesboro, TN 37128

After Recording Return To:
1119 McAlpine Av
Nashville, Tennessee 37216

Karen Y Johnson Davidson County
Batch# 158131 DEEDQC
11/09/2018 01:25:40 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20181109-0111133

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUITCLAIM DEED

On November 09, 2018 THE GRANTOR(S),

- Peggy S. Blankenship and Lee O Blankenship, a formerly married couple who were divorced on December 07, 1983,

for and in consideration of: One Dollar ($1.00) and/or other good and valuable consideration conveys, releases and quitclaims to the GRANTEE(S):

- Lee O Blankenship, a single person, residing at 1119 McAlpine Av, Nashville, Davidson County, Tennessee 37216

the following described real estate, situated in Nashville, in the County of Davidson, State of Tennessee

Legal Description: See attached *Exhibit A* Source of Title Book 5025 Page 501

Grantor does hereby convey, release and quitclaim all of the Grantor's rights, title, and interest in and to the above described property and premises to the Grantee(s), and to the Grantee(s) heirs and assigns forever, so that neither Grantor(s) nor Grantor's heirs, legal representatives or assigns shall have, claim or demand any right or title to the property, premises, or appurtenances, or any part thereof.

Tax Parcel Number: 61-11 260 PW

Mail Tax Statements To:
Lee O Blankenship
1119 McAlpine Av
Nashville, Tennessee 37216

[SIGNATURE PAGE FOLLOWS]

Grantor Signatures:

DATED: _____

Peggy S. Blankenship
103 Wayne Court
Hendersonville, Tennessee
37075

DATED: _____

Lee O Blankenship
1119 McAlpine Av
Nashville, Tennessee
37216

STATE OF TENNESSEE, COUNTY OF DAVIDSON, ss:

On this 9th day of November, 2018 before me personally appeared Peggy S. Blankenship, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed same as their free act and deed.

JEFF SHOULDERS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 9-7-2021

Notary Public

Notary
Title (and Rank)

My commission expires 9-7-2021

STATE OF _____, COUNTY OF _____, ss:

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
9 Day of November, 2018.
Rebecca Vanda, Deputy Register

_____
Notary Public
Signature of person taking acknowledgment

_____
Title (and Rank)

My commission expires _____

I, Affiant, hereby swear or affirm that to the best of my knowledge, information, and belief, the actual consideration for this transfer is $0.00.

Exhibit "A"

BOOK 5025 PAGE 501

Form No. WD-6

This Form furnished by Attorneys Title Company, Inc. (1) FROM

FROM

Nannie B. Blankenship, a widow AND Dean Robinson, Trustee

TO Dean Robinson, trustee TO Nannie B. Blankenship, et al

QUITCLAIM DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nannie B. Blankenship (NAME)	same (NAME)	61-11
1119 McAlpine Ave. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	260
Nashville, TN. 37216 (CITY) (STATE) (P. O. BOX)	(CITY) (STATE) (ZIP)	

THIS INSTRUMENT WAS PREPARED BY

Traber & Robinson, Attys.
217 Shady Grove Rd.
Nashville, TN. 37214

STATE OF TENNESSEE
COUNTY OF DAVIDSON

— THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ None — Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12 DAY OF May

Notary Public

MY COMMISSION EXPIRES: 11.20 (AFFIX SEAL)

MAY 14 HISC $* 4.00 * 0.00

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to create a life estate in Nannie B. Blankenship, with the remainder in fee to Lee O. Blankenship and wife, Peggy S. Blankenship

We, Nannie B. Blankenship, a widow

by these presents do hereby quitclaim and convey unto Dean Robinson, Trustee, his successors and assigns, the following described tract or parcel of land, to wit:

Being the west 75 feet of Lot No. 3 on the Map of Kennedy and Graves Plan of Monte Vista, as of record in Book 421, page 143, Register's Office for said County.

Said part of said Lot No. 3 fronts 75 feet on the north side of McAlpine, formerly Alpine Avenue, and runs back between parallel lines, as measured from the center line of said Avenue, 388.5 feet to a dead line.

Being the same property conveyed to I.T. Blankenship and wife, Nannie B. Blankenship by deed from F.D. DeVasher and wife, Ondina M. DeVasher, as of record in Book 2103, page 308, said Register's Office. The said I.T. Blankenship having since died.

The address of the [illegible] is 1119 McAlpine Ave. Nashville, TN. 37216
(Street Number) (Street) P. O. Address (City or Town) (Postal Zone)

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