Karen Johnson Davidson County
Batch# 778389 DEEDQC
12/22/2021 10:32:36 AM 10 pgs
Fees: $53.00 Taxes: $0.37
20211222-0169031

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual monetary consideration for this transfer is ONE HUNDRED DOLLARS.

Alice E. Hamlett
Affiant

Sworn to and subscribed before me
this 14th day of December, 2021.

Leathelia Fernandez
Notary Public
My Commission Expires: _____

LEATHELIA FERNANDEZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-6-2024

This Instrument Prepared by:
Mark E. Chapman
Attorney at Law
202 Point East Drive
Nashville, TN 37216
(615) 226-2119

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 THE PREPARER SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY TITLE EXAMINATION, SETTLEMENT OR LEGAL AND/OR TAX RELATED COUNSEL. PREPARER'S REPRESENATION IS LIMITED TO THE DRAFTING OF THIS DOCUMENT AND NO FURTHER OR OTHERWISE.

QUITCLAIM DEED AND AFFIDAVIT OF HEIRSHIP

Address New Owner:	Send Tax Bills to:	Tax Map & Parcel No.:
Alice E. Hamlett	Alice E. Hamlett	Map 081
1704 A 24th Avenue N	1704 A 24th Avenue N	Parcel 10-0 382.00
Nashville, TN 37208	Nashville, TN 37208	

KNOW ALL PERSONS by these presents that the undersigned heirs of Robert L. Hamlett, deceased, for adequate consideration, the receipt of which is hereby acknowledge, have bargained and sold and by these presents do remise, release and forever quitclaim unto Alice E. Hamlett, her heirs and assigns, all right, title and interest owned by the undersigned in a certain tract or parcel of improved land in Davidson County, Tennessee, being more particularly described on Exhibit A attached hereto and incorporated herein by this reference.

This quitclaim is made for the express purpose of vesting said Alice E. Hamlett with one hundred percent (100%) ownership interest in and to the herein-described property.

> LAND in Davidson County, Tennessee, being Lot No. 142B Zone Lot Division of Lot 142 of the resubdivision of Lot 142 of the Subdivision of the Georgia Industrial Realty Company's North Nashville Property, as of record in Book 6200, Page 371, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.
>
> Being the same property conveyed to Bond & Bond Const. & Realty, Inc., and Randolph Moore by Quitclaim Deed from Cumberland Builders, Inc., in Book 6932 Page 911, Register's Office for Davidson County, Tennessee.

The undersigned grantors who, along with said Alice E. Hamlett, are the only heirs at law of Robert L. Hamlett, deceased, being first duly sworn according to law, declare as follows:

1. The property described on Exhibit A was vested in our father, Robert L. Hamlett. He bought it in 1986 while separated from his wife, Alice E. Hamlett.

2. Our father, Robert L. Hamlett died February 1, 2016.

3. The undersigned heirs were born to Robert L. Hamlett, children, namely Geoffrey W. Hamlett, Lywanis M. Hamlett, Broderick Hamlett, Michael L. Hamlett and Romona Hamlett. The last-named, Romona Hamlett died in 1997 leaving one heir, Michael W. White. The other named children survive. Neither of our parents, Robert L. Hamlett and Alice E. Hamlett, ever had any other children except those hereinabove named.

The undersigned grantors desire to (and do herein) convey our interest in the subject property to our mother, Alice E. Hamlett, so that she alone will be the owner of the property.

DATED this 11th day of December, 2021.

Geoffrey W. Hamlett

Broderick L. Hamlett

Lywanis M. Hamlett

Michael L. Hamlett

Michael W. White

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said state and county aforesaid, Geoffrey Hamlett, Lywanis M Hamlett Broderick L. Hamlett, Michael L. Hamlett, Michael W White, the within named Grantors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office, in Nashville, Tennessee this 11th day of December, 2021

Notary Public
My Commission Expires: _____

LEATHELIA FERNANDEZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-6-2024

BOOK 6932 PAGE 911

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$48,500.00 Robert L. Hamlett
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF July, 1986.

Notary Public

MY COMMISSION EXPIRES: 4-15-87

(AFFIX SEAL)

File # 19267
Loan # 14471

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ROBERT L. HAMLETT (NAME)	Atlantic Coast Mortgage Company (NAME)	MAP 81-10
1704 B 24th Ave., North (STREET ADDRESS OR ROUTE NUMBER)	3975 University Drive (STREET ADDRESS)	PAR 232
Nashville, TN 37208 (CITY) (STATE) (P.O. ZIP)	Fairfax, Virginia 22030 (CITY) (STATE) (ZIP)	BDA-12235

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, BOND & BOND CONST. & REALTY, INC and Randolph Moore

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ROBERT L. HAMLETT, Unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 142B Zone Lot Division of Lot 142 of the resubdivision of Lot 142 of the Subdivision of the Georgia Industrial Realty Company's North Nashville Property, as of record in Book 6200, Page 371, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accuate legal description.

26062

IDENTIFICATION REFERENCE

Jul 30 8 18 AM '86

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN

Being the same property conveyed to Bond & Bond Const. & Realty, Inc.* by Quitclaim Deed from Cumberland Builders, Inc. as of record in Book _____, Page _____, Register's Office for Davidson County, Tennessee.

*and Randolph Moore

This is unimproved X / improved ( ) property, known as 1704 B 24th Ave., North, Nashville, TN 37208
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness their hands this 25th day of July, 1986

BOND & BOND REALTY & CONSTRUCTION CO., INC.

By: Johnnie Bond
President

Randolph Moore

EXHIBIT A

Blumberg No. 8119

BOOK 6932 PAGE 912

STATE OF TENNESSEE }
Davidson County }

Personally appeared before me, undersigned, a Notary Public in and for said County and State, the within named Randoph Moore

the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 25th day of July, 19 86

Commission Expires 4-19-87

Notary Public

STATE OF TENNESSEE }
Davidson County }

Before me, the undersigned a Notary Public in and for the State and County aforesaid, personally appeared Jonnie Bond

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the President of the BOND & BOND CONST. & REALTY, INC a corporation, and that he as such President executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as President

Witness my hand and official seal at Nashville, Tennessee, this 25th day of July, 19 86.

Commission Expires 4-19-87

Notary Public

WARRANTY DEED

FROM

BOND & BOND CONST. & REALTY, INC

TO

ROBERT L. HAMLETT

Saturn & Mazer, Attorneys
Row 1
Box 7

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6932 PAGE 913

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

260.82

IDENTIFICATION REFERENCE

JUL 30 8 18 AM '86

FELIX Z. WILSON, II REGISTER DAVIDSON COUNTY, TENN.

No. 276957

Davidson County, TN
Assessor of Property

Unofficial Property Record Card

GENERAL PROPERTY INFORMATION

Map & Parcel: 081 10 0 382.00
Current Owner: HAMLETT, ROBERT L.
Mailing Address: 1704 A 24TH AV N
NASHVILLE, TN 37208
Zone: 3
Neighborhood: 3326

Location: 1704 A 24TH AVE N
Land Area: 0.09 Acres
Most Recent Sale Date: 07/25/1986
Most Recent Sale Price: $48,500
Deed Reference: 00006932-0000911
Tax District: USD

CURRENT PROPERTY APPRASIAL

Assessment Year: 2021
Land Value: $60,000
Improvement Value: $56,200
Total Appraisal Value: $116,200

Assessment Classification*: RES
Assessment Land: $15,000
Assessment Improvement: $14,050
Assessment Total: $29,050

LEGAL DESCRIPTION

LOT 142-B COBB`S SUB OF THE BOSLEY TRACT ZONE LOT DIV

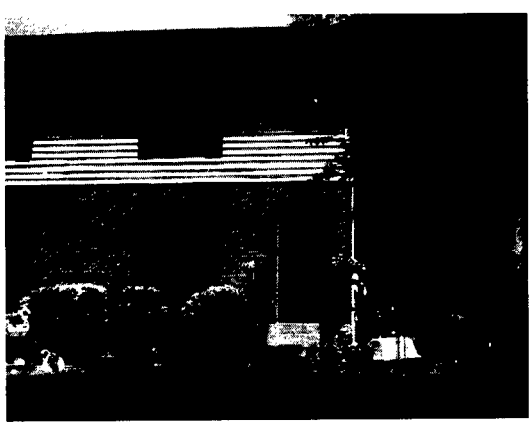
Map & Parcel: 081 10 0 382.00

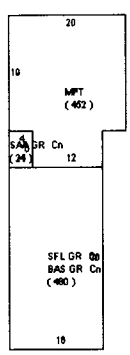
IMPROVEMENT ATTRIBUTES - **Card 1 of 1**

Building Type: ZERO LOT
Year Built: 1986
Square Footage: 960
Number of Living Units: 1
Building Grade: D
Building Condition:
Average

Rooms: 4
Beds: 2
Baths: 1
Half Bath: 1
Fixtures: 7

Exterior Wall:
BRICK/FRAME
Frame Type: TYPICAL
Story Height: TWO STY
Foundation Type: CRAWL
Roof Cover: ASPHALT





*This classification is for assessment purposes only and is not a zoning designation, nor does it speak to the legality of the current use of the subject property.

STATE OF TENNESSEE, DAVIDSON COUNTY

Marriage Certificate

THIS IS TO CERTIFY THAT THE

Rite of Matrimony

Between	Robert L. Hamlett	Age	24
and	Alice Lawrence	Age	19
was solemnized by	Rev. Samuel Green		

on the 6th day of September 1955

the same appears of record in the registers of the Clerk of the County Court, Davidson County, Nashville, Tennessee

I hereby certify this document to be a true [illegible] copy of the original filed in the Metropolitan Government Davidson County Archives.

DAVIDSON COUNTY COURT SEAL TENNESSEE

Book	77
Page	183
Number	28729

Kenneth Fuiths

METRO ARCHIVIST

February 19, 2016

STATE OF TENNESSEE
Office of Vital Records

TENNESSEE DEPARTMENT OF HEALTH
CERTIFICATE OF DEATH

STATE FILE NO. 2016 004070

DECEDENT

1. DECEDENT'S LEGAL NAME (First, Middle, Last, Suffix): Robert Lee Hamlett
2. SEX: Male
3. DATE OF DEATH (Month, Day, Year): February 1, 2016
4. TIME OF DEATH (Aprox.):
5a. AGE-Last Birthday (Years): 84
5b. UNDER 1 YEAR: Months / Days
5c. UNDER 1 DAY: Hours / Minutes
6. DATE OF BIRTH (Month, Day, Year): March 3, 1931
7. BIRTHPLACE (City and State or Foreign Country): Nashville, TN

TYPE/PRINT IN PERMANENT BLACK INK

6a. PLACE OF DEATH (Check only one)

IF DEATH OCCURRED IN A HOSPITAL: [X] Inpatient [ ] ER/Outpatient [ ] DOA
IF DEATH OCCURRED SOMEWHERE OTHER THAN A HOSPITAL: [ ] Hospice facility [ ] Nursing home/Long term care facility [ ] Decedent's home [ ] Other residence [ ] Other (Specify)

6b. FACILITY NAME (If not institution, give street and number): St. Thomas Midtown Hospital 079
6c. CITY OR TOWN: Nashville
6d. COUNTY OF DEATH: Davidson

NAME OF DECEDENT (For use by Physician or Institution)

8. MARITAL STATUS: [X] Married [ ] Married, but separated [ ] Widowed [ ] Divorced [ ] Never married [ ] Unknown
10. SURVIVING SPOUSE (If wife, give name prior to first marriage): Alice Lawrence
11a. DECEDENT'S USUAL OCCUPATION: U.S. Tobacco Co.
11b. KIND OF BUSINESS/INDUSTRY: Supervisor
12. SOCIAL SECURITY NUMBER: 8168
13a. RESIDENCE-STATE OR FOREIGN COUNTRY: Tennessee
13b. COUNTY: Davidson
13c. CITY OR TOWN: Nashville
13d. STREET AND NUMBER: 1704 24th Avenue North
13e. INSIDE CITY LIMITS: [X] Yes [ ] No
13f. ZIP CODE: 37208
14. WAS DECEDENT EVER IN US ARMED FORCES? [ ] Yes [X] No

15. DECEDENT'S EDUCATION (Check the box that best describes the highest degree or level of school completed at the time of death):
[ ] 8th grade or less
[ ] 9th – 12th grade; no diploma
[X] High school graduate or GED completed
[ ] Some college credit, but no degree
[ ] Associate degree (e.g., AA, AS)
[ ] Bachelor's degree (e.g., BA, AB, BS)
[ ] Master's degree (e.g., MA, MS, MEng, MEd, MSW, MBA)
[ ] Doctorate (e.g., PhD, EdD) or Professional degree (e.g., MD, DDS, DVM, LLB, JD)
[ ] Unknown

16. DECEDENT OF HISPANIC ORIGIN? (Check the box that best describes whether the decedent is Spanish/Hispanic/Latino. Check the "No" box if decedent is not Spanish/Hispanic/Latino):
[X] No, not Spanish/Hispanic/Latino
[ ] Yes, Mexican, Mexican American, Chicano
[ ] Yes, Puerto Rican
[ ] Yes, Cuban
[ ] Yes, other Spanish/Hispanic/Latino (Specify)
[ ] Unknown

17. DECEDENT'S RACE (Check one or more races to indicate what the decedent considered himself or herself to be):
[ ] White
[X] Black or African American
[ ] American Indian or Alaska Native (Name of the enrolled or principal tribe)
[ ] Asian Indian
[ ] Chinese
[ ] Filipino
[ ] Japanese
[ ] Korean
[ ] Vietnamese
[ ] Other Asian (Specify)
[ ] Native Hawaiian
[ ] Guamanian or Chamorro
[ ] Samoan
[ ] Other Pacific Islander (Specify)
[ ] Other (Specify)
[ ] Unknown

PARENTS

18. FATHER'S NAME (First, Middle, Last): James Hamlett
19. MOTHER'S NAME PRIOR TO FIRST MARRIAGE (First, Middle, Last): Mamie Copeland

INFORMANT

20a. INFORMANT'S NAME: Alice Hamlett
20b. RELATIONSHIP TO DECEDENT: Wife
20c. MAILING ADDRESS (Street and Number, City, State, Zip Code): 1704 24th Avenue North, Nashville, TN 37208

DISPOSITION

21a. METHOD OF DISPOSITION: [X] Burial [ ] Cremation [ ] Donation [ ] Entombment [ ] Removal from State [ ] Other (Specify)
21b. PLACE OF DISPOSITION (Name of cemetery, crematory, other place): Greenwood Main Cemtery
21c. LOCATION - City or Town and State: Nashville, TN

22a. SIGNATURE OF FUNERAL DIRECTOR: ▶ George Baker, Jr.
22b. LICENSE NUMBER: 4695
22c. SIGNATURE OF EMBALMER: ▶ Patrick L. Tucker
22d. LICENSE NUMBER: 5072
23a. NAME AND ADDRESS OF FUNERAL HOME: Highland Hills Funeral Home & Crematory-2422 Brick Church Pike, Nashville, TN 37207
23b. LICENSE NUMBER OF FUNERAL HOME: 1258

REGISTRAR

24. REGISTRAR'S SIGNATURE: ▶ Deloch Rhodes (COA)
25. DATE FILED (Month, Day, Year): February 8, 2016

CERTIFIER

26. CERTIFIER (Check only one):
26a. [X] PHYSICIAN - To the best of my knowledge, death occurred at the date and place, and due to the cause(s) and manner stated.
26b. [ ] MEDICAL EXAMINER - On the basis of examination, and/or investigation, in my opinion, death occurred at the date and place and due to the cause(s) and manner stated.

PHYSICIAN OR MEDICAL EXAMINER EXECUTING CAUSE OF DEATH MUST COMPLETE AND SIGN WITHIN 48 HOURS

27a. SIGNATURE OF CERTIFIER: ▶
27b. LICENSE NUMBER: MD023572
27c. DATE SIGNED (Month, Day, Year): 2/5/16
27d. NAME AND ADDRESS: John Williams, 300 20th Ave N, Nashville, TN

MEDICAL EXAMINER

13803191

I hereby certify the above to be a true and correct representation of the record or document on file in this department. This certified copy is valid only when printed on security paper showing the red embossed seal of the Tennessee Department of Health. Alteration or erasure voids this certification. Reproduction of this document is prohibited.

Tennessee Code Annotated 68-3-101 et seq., Vital Records Act of 1977

1 3 8 0 3 1 9 1

Edward G. Bishop III
State Registrar

Lisa Piercey, MD, MBA, FAAP
Commissioner

Date Issued: Dec 22 2021

CERTIFICATION OF VITAL RECORD