QUITCLAIM DEED

BOOK 4996 PAGE 9

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James L. Beckner, Trustee (NAME)	Same (NAME)	42-13
P.O. Box 2683 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	67
Nashville, Tenn. 37219 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

THIS INSTRUMENT WAS PREPARED BY

CHAMBERS & WISEMAN
19th Floor, Life & Casualty Tow
Nashville, Tenn. 37219

FILED FOR REFERENCE FEB 11 11 15 AM '76 REGISTER DAVIDSON COUNTY, TENN.

D 35678

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 0.00 James L. Beckner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF February, 1976

Susan M. Parson
Notary Public

MY COMMISSION EXPIRES: 11/2/77

(AFFIX SEAL)

WHEREAS, Byrum Builders, Inc. filed a Petition in Bankruptcy on December 15, 1975, in the United States District Court for the Middle District of Tennessee, at Nashville, and was adjudged a bankrupt, a certified copy of which has been filed in the Register's Office for Davidson County, at Book 4996 page 8; and,

FEB 11 MISC B* 4.00 * 4.00

WHEREAS, James L. Beckner is the duly appointed Trustee in Bankruptcy (herein the "Trustee") for Byrum Builders, Inc., BK 75-2285 ("the Bankrupt") by order of said court dated January 27, 1976; and,

WHEREAS, at the time of the filing of the Petition herein the bankrupt was the owner of certain real property in Davidson County, Tennessee, being generally described as 136 Port Drive, Madison, Tennessee and being hereinafter more particularly described; and,

WHEREAS, title to said property is now vested in James L. Beckner, Trustee, by reason of the foregoing bankruptcy.

NOW, THEREFORE, solely to set forth the foregoing and for no monetary consideration Byrum Builders, Inc., bankrupt, does hereby execute this Quitclaim Deed and does hereby transfer and convey, as fully and amply as said bankrupt is able to do, but no further or otherwise, to James L. Beckner, Trustee in Bankruptcy for Byrum Builders, Inc. the following described real property in Davidson County, Tennessee:

> Land in the 11th Civil District of Davidson County, Tennessee, being Lot No. 97 on the Plan of Sherry Heights, Section 3, as of record in Book 2331, pages 126 and 127, Register's Office for said County.
>
> Said Lot No. 97 fronts 101 feet on the westerly side of Port Drive and extends back 304.3 feet on the southerly line and 349.3 feet on the northerly line to a dead line measuring 147 feet thereon.
>
> Being the same property conveyed to Byrum Builders, Inc. by deed from Lila A. Yates by deed of record in Book 4934, page 761, Register's Office for Davidson County, Tennessee.

Title to the above property is subject to the following: (1) the Plan of record in Book 2331, pages 126 and 127, RODC; (2) Restrictive covenants contained on said Plan and contained in an instrument of record in Book 2543, page 437, RODC; (3) Deed of Trust to

secure an indebtedness to First Federal Savings and Loan Association of Nashville, of record in Book 3740, page 229, RODC; (4) materialman's lien filed on behalf of Bob Stanley Quality Custom Cabinets, Inc. of record in Book 4977, page 522, RODC; (5) materialman's lien filed on behalf of Beasley and Sons, Inc. of record in Book 4980,page 480, as amended in Book 4987, page 973, RODC; and (6) such other matters as may appear of record.

Title to the property herein is conveyed to the Trustee in its capacity as Trustee only and no further or otherwise. The Bankrupt makes no warranties of title as to said property except that the Bankrupt does covenant and agree that all title which it may have now or hereafter had in said property is hereby quitclaimed and conveyed unto the said Trustee pursuant to the Bankruptcy Act and the Rules of Bankruptcy Procedure.

IN WITNESS WHEREOF, the undersigned has set forth its signature here unto this 6th day of February, 1976.

BYRUM BUILDERS, INC.

By Gary C. Byrum, Pres.
Gary C. Byrum, President

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, James H. Hill a Notary Public of the State and County aforesaid, personally appeared Gary C. Byrum, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be President of Byrum Builders, Inc., the within named corporation, and that he as such President,being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as the President.

Witness my hand and seal, at office in Nashville, Tennessee, this 6th day of February, 1976.

James H. Hill
Notary Public

My Commission Expires:

1-31-78