QUITCLAIM DEED

BOOK 5085 PAGE 742

Mail to:

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JAMES VERNON DEARING (NAME)	SAME (NAME)	Map 73-1
908 Division Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 130
Nashville, Tenn. 37203 (CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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 fee simple interest in JAMES VERNON DEARING

We, JAMES VERNON DEARING and SUSAN B. DEARING, a single person

by these presents do hereby quitclaim and convey unto JAMES R. EVERETT, JR. *, Trustee, his successors and assigns, the following described tract or parcel of land, to wit:*

Land in Davidson County, Tennessee, being Lot No. 35 on the Map of Highland View Subdivision, as of record in Book 1424, page 39, Register's Office for said County, more particularly described as follows:

Beginning at a point in the westerly margin of Milton Drive, formerly Warrenton Place, at the corner of Lots Nos. 35 and 36; thence with the line between said lots westerly, 147 feet to the east line of Lot No. 34; thence with the line of the same northerly 109.8 feet to the south margin of Avalon Drive; thence with the margin of the same easterly 38.4 feet to a concrete monument and continuing with the margin of the same easterly 76.2 feet to another concrete monument at the beginning of a curve; thence around said curve south-easterly 31.4 feet to the west margin of Milton Drive, formerly Warrenton Place; thence with the margin of the same southerly 85 feet to the beginning. Improved and known as 2313 Milton Drive, Nashville, Tennessee.

Being the same property conveyed to James Vernon Dearing, by deed from Jack B. Crockett and wife, Frances G. Crockett, of record in Book 4697, page 484, 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 $ None

Subscribed and sworn to before me, this the 4th day of November, 19 76

Affiant: Susan B. Dearing

My commission expires: Dec. 5, 1979 (Affix Seal)

Notary Public: Cindy Lee Sloan

This is unimproved ( ) improved (XX) property, known as 2313 (House Number) Milton Drive (Street) Nashville, 37216 (P. O. Address: City or Town and Postal Zone)

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

And now, I, the said JAMES R. EVERETT, JR. *Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto* JAMES VERNON DEARING

his *heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.*

IN WITNESS WHEREOF *we have hereunto set our hands on this the* 4th *day of* November, 19 76.

THIS INSTRUMENT WAS PREPARED BY:

Susan B. Dearing

James Vernon Dearing

James R. Everett, Jr.
Trustee.

THIS INSTRUMENT WAS PREPARED BY
McKINNEY and EVERETT
ATTORNEYS AT LAW
Suite One 1305 Gallatin Road, North
Madison, Tennessee 37115

mail

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, JAMES VERNON DEARING and SUSAN B. DEARING, a single person the Bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 4th day of November 1976.

Cindy Lee Sloan
Notary Public.

My commission expires: Dec 5, 1979

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JAMES R. EVERETT, JR., Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he, as Trustee, executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 4th day of November, 1976.

Cindy Lee Sloan
Notary Public.

My commission expires: Dec 5, 1979

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IDENTIF. REFERENCE

Nov 8 1 58 PM '76

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

NOV-8 MISC B* 4.00 * 4.00

QUITCLAIM

Deed

From: JAMES VERNON DEARING, ET AL

to: JAMES R. EVERETT, JR. Trustee.

AND

From: JAMES R. EVERETT, JR. Trustee.

to: JAMES VERNON DEARING

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS