Mail BOOK 5102 PAGE 64

THIS INSTRUMENT PREPARED BY: John W. Nelley, Jr.
26th Floor, First American Center
Nashville, Tennessee 37238

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP & PARCEL NOS.
Samuel D. Lane, ET UX 105 Clarendon Avenue Nashville, Tennessee 37205	First Federal Savings and Loan 4th and Union Streets Nashville, TN 37219	Map 116-10 Parcel 12 Pul

QUITCLAIM DEED

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a gift and conveyance of an undivided forty (40%) percent interest from Samuel D. Lane to Eugenia W. Lane, and creating a tenancy in common with Samuel D. Lane holding an undivided sixty (60%) percent and Eugenia W. Lane holding an undivided forty (40%) percent, we, Samuel D. Lane and wife, Eugenia W. Lane, by these presents do hereby quitclaim and convey unto John W. Nelley, Jr., Trustee, his successors and assigns, the following described tract or parcel of land, to wit:

Land in Davidson County, Tennessee, being Lots Nos. 4, 5 and 6 on the Plan of Johnson Bransford's Re-subdivision of lots Nos. 1, 2, 3 and 44 in Belle Meade Subdivision, as of record in Book 547, page 168, Register's Office for said County, and the northerly part of Lot No. 5 on the map of Johnson Bransford's Subdivision of part of lots Nos. 1, 2 and 44 in Deer Park, Belle Meade, as of record in Book 421, page 115, said Register's Office, described together as follows: EC30?6 MISC 8* 4.00 * 4.00

BEGINNING on the southerly margin of Clarendon Avenue at the corner of Lots Nos. 3 and 4 on the plan of Johnson Bransford's Re-subdivision; thence with the southerly margin of said Avenue, westwardly 281 feet 4 inches to the corner of Lots Nos. 6 and 7, thence with the line between said two lots, southwardly 166 feet 6 inches to the southeast corner of said lot No. 7, continuing in the same direction 55 feet in all 221 feet 6 inches; thence eastwardly 81 feet 4 inches to the westerly line of Lot No. 5; thence with said line, southwardly 85 feet to the southwest corner of said Lot No. 5; thence eastwardly 101 feet to the southeast corner of said Lot No.5; thence northwardly 73 feet 11 inches; thence eastwardly 101 feet; thence northwardly 63 feet 10 inches to the corner of Lots Nos. 3 and 4, continuing in the same direction and with the line between said two lots 138 feet, in all 201 feet 10 inches to the beginning.

Being the same property conveyed to Samuel D. Lane and wife, Eugenia W. Lane, by deed from Robert S. Cheek, II, and wife, Jean R. Cheek, as of record in Book 5051, page 857, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for the transfer is none.

Subscribed and sworn to before me, this the 29th day of Dec., 1976.

Sandra L. Stovall
Notary Public
My Commission Expires: 11/26/78

John W. Nelley
Affiant

This is improved property, known as 105 Clarendon Avenue, Nashville, Tennessee.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises. Samuel D. Lane agrees to assume and pay according to its terms and conditions an undivided sixty (60%) percent of the unpaid principal balance of the note more fully described in and secured by a Deed of Trust of record in Book 5051, page 859. Eugenia W. Lane agrees to assume and pay according to its terms and conditions, an undivided forty (40%) percent of the unpaid principal balance of said note and deed of trust.

And now, I, the said John W. Nelley, Jr., Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto Samuel D. Lane, his heirs, successors and assigns, as tenant in common an undivided sixty (60%) percent interest, and unto Eugenia W. Lane, her heirs, successors and assigns, as a tenant in common, an undivided forty (40%) percent interest, in 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 29th day of Dec., 1976.

Samuel D. Lane

Eugenia W. Lane

John W. Nelley, Jr., Trustee

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, Samuel D. Lane and wife, Eugenia W. Lane, 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 29th day of Dec., 1976.

Sandra R. Stovall
Notary Public

My Commission Expires: 11/26/78

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, John W. Nelley, 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 29th day of Dec., 1976.

Sandra R. Stovall
Notary Public

My Commission Expires: 11/26/78

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IDENTIF. REFERENCE

DEC 30 3 52 PM '76

REGISTER
DAVIDSON CO., TENN.