# QUITCLAIM DEED

BOOK 5108 PAGE 651

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| David Clare Kipp, Jr. | Dobson & Johnson, Inc. | 95-4 |
| (NAME) | (NAME) | |
| 135 Spring Valley Road | 311 Plus Park Boulevard | 233 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, Tennessee 37214 | Nashville, Tennessee 37217 | 3D-16600 |
| (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* David Clare Kipp, Jr.

*We,* David Clare Kipp and wife, Viola H. Kipp

*by these presents do hereby quitclaim and convey unto* Gloria Riches

her

, *Trustee, ~~his~~ successors and assigns, the following described tract or parcel of land, to wit:*

BEING Parts of Lot No. 72 and 73 on the plan of part of Bluefields, as of record in Book 843, page 34, Register's Office for said County, being Lot No. 11 on the unrecorded plan of the resubdivision of Lots Nos. 71, 72 and 73, in Bluefields, described according to a survey made by Z. J. Wilkinson, Surveyor, July 10, 1950, as follows:

BEGINNING on the easterly margin of Spring Valley Road at a point 60 feet south of the corner of Lots Nos. 71 and 72, being the southwest corner of the property conveyed to Gordon G. Pierce and wife, by deed from R. D. Stanford, Trustee, of record in Book 1909, page 593, said Register's Office, thence with said Road, southwardly 110 feet to the corner of Lots Nos. 10 and 11 on said unrecorded plan; thence with the line between said two lots, eastwardly 263 feet to the westerly line of the property conveyed to Carl M. Gessler and wife, by deed from R. D. Stanford, Jr., Trustee, of record in Book 2011, page 495, said Register's Office, thence with said line, northwardly 80 feet to the southeast corner of said Pierce property; thence with the southerly line of said Pierce property, north 81 deg. 33' west 284.1 feet to the beginning.

BEING the same property conveyed to David Clare Kipp and wife, Viola H. Kipp by deed of record in Book 5051, page 636, Register's Office for Davidson County, Tennessee.

THIS Conveyance is subject to any and all existing easements of record.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 10.00

Subscribed and sworn to before me, this the 19th day of January, 19 77

My commission expires: 3-4-79 (Affix Seal)

~~Notary Public~~ Notary Public

This is (X) unimproved ( ) improved property, known as 135 Spring Valley Road, Nashville, Tennessee 37214
(House 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 premises.*

*And now, I, the said* Gloria Riches, *Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto* David Clare Kipp, Jr.

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* 19th *day of* January, *19* 77.

THIS INSTRUMENT WAS PREPARED BY:
Dobson & Johnson, Inc.
311 Plus Park Boulevard
Nashville, Tennessee 37217

David Clare Kipp

Viola H. Kipp

Gloria Riches *Trustee.*

BOOK 5108 PAGE 652

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, David Clare Kipp and wife, Viola H. Kipp, 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 19th day of January, 19 77

Harold L. Shelton
Notary Public.

My commission expires: 8-8-1977

HAROLD L. SHELTON NOTARY PUBLIC AT LARGE

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 Gloria Riches, 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 19th day of January, 19 77

Harold L. Shelton
Notary Public.

My commission expires: 8-8-1977

HAROLD L. SHELTON NOTARY PUBLIC AT LARGE

JAN25'77 MISC B* 4.00 * 4.00

QUITCLAIM

# Deed

From: David Clare Kipp et ux

to: Gloria Riches Trustee.

AND

From: Gloria Riches Trustee:

to: David Clare Kipp, Jr.

D 86502

IDENTIF. REFERENCE

JAN 25 8 56 AM '77

FEE REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
S. W. Corner Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE 37201