QUITCLAIM DEED

BOOK 5110 PAGE 559

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: Mail	MAP-PARCEL NUMBERS
Mrs. Peggy Hix Emmons (NAME)	Mrs. Peggy Hix Emmons (NAME)	84 - 16
2407 Selma Avenue (STREET ADDRESS OR ROUTE NUMBER)	4852 Concord Drive (STREET ADDRESS)	8
Nashville, Tn. 37214 (CITY) (STATE) (P.O. ZIP)	Hermitage, Tn. 37076 (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 Peggy Hix Emmons

We, DEBORAH MILLER and DIANE MILLER

by these presents do hereby quitclaim and convey unto DAVID C. RUTHERFORD, Trustee ~~Xxxxxx~~ *his successors and assigns, the following described tract or parcel of land, to wit:*

"Land in the Third Civil District of Davidson County, Tennessee, being Lot No. 9 and the easterly 50 feet of Lot No. 10 on the Plan of the Nicholhurst Subdivision, not of record, described according to a survey made by S. E. Davis, Surveyor, November 26, 1945, as follows:

"Beginning on the southerly margin of Selma Avenue at a point 400 feet west of the westerly margin of McGavock Pike, being the corner of Lots Nos. 8 and 9; thence with the line between said two lots, southwardly 300 feet; thence westwardly 125 feet; thence northwardly 300 feet to the southerly margin of Selma Avenue; thence with said Avenue, eastwardly 125 feet to the beginning.

"Being the same property conveyed to Deborah Miller and Diane Miller by deed from Herbert W. Miller of record in Book 4837, page 96, 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 $ -0-

Subscribed and sworn to before me, this the 4th day of November 1976

Affiant

My commission expires: May 21, 1977 (Affix Seal) Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

This is unimproved ( ) improved (X) property, known as 2407 Selma Avenue - 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 David C. Rutherford, *Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto* PEGGY HIX EMMONS

her *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.

DEBORAH MILLER

DIANE MILLER

DAVID C. RUTHERFORD *Trustee.*

THIS INSTRUMENT WAS PREPARED BY:

Stephen M. Trautman
RUTHERFORD, CROCKETT & GUENTHER
306 Nashville Trust Building
Nashville, Tennessee 37201

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, Yvonne H. Gandy, a Notary Public in and for said County and State, the within named, DEBORAH MILLER and DIANE MILLER, 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

Yvonne H. Gandy
Notary Public.

My commission expires: May 2, 1977

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Yvonne H. Gandy, a Notary Public in and for said County and State, the within named DAVID C. RUTHERFORD, 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

Yvonne H. Gandy
Notary Public.

My commission expires: May 2, 1977

D 87448

IDENTIF. REFERENCE

JAN 31 2 53 PM '77

REGISTER
DAVIDSON COUNTY, TENN.

QUITCLAIM

Deed

From:
DEBORAH MILLER and
DIANE MILLER

to:
DAVID C. RUTHERFORD, Trustee.

AND

From:
DAVID C. RUTHERFORD, Trustee.

to:
PEGGY HIX EMMONS

JAN31'77 MISC B* 4.00 * 4.00

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238