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

BOOK 5125 PAGE 582

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NOS.
John G. Gardner, Jr. 305 East Trinity Lane Nashville, Tennessee 37207	Same	71-7 192

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 12 day of March, 1977.

John W. Nelley
NOTARY PUBLIC
MY COMMISSION EXPIRES: Aug 8, 1977

Sandra R. Stovall
AFFIANT

QUITCLAIM DEED

FOR AND IN CONSIDERATION of dissolving the joint tenancy in the hereinafter described property (no monetary consideration) and conveying any interest I may have in said property to my husband, John G. Gardner, Jr., I, Mary E. Gardner, do hereby quitclaim and convey unto my husband, John G. Gardner, Jr., his successors, heirs and assigns, all my right, title and interest in and to the following described tract or parcel of land in Davidson County, Tennessee, to wit:

BEING the easterly 50 feet of Lot No. 2 on the Map of Trinity Heights, T.W. Crutcher, Trustee, Subdivison of Lot No. 3 of the White Lands as of record in Book 332, page 4, of the Register's Office for said county.

SAID easterly part of Lot No. 2 fronts 50 feet on the southerly side of Trinity Avenue and runs back 164.9 feet more or less, on the west line to an alley, and 163.8 feet, more or less, on the east line and shows 50 feet on said alley.

BEING the same property conveyed to John G. Gardner, Jr., and wife, Mary Elizabeth Gardner, by deed from Mrs. Helen Dawson Gardner, of record in Book 4644, page 807, Register's Office for Davidson County, Tennessee.

This is improved property known as 304 East Trinity Lane, Nashville, Tennessee 37207.

The said Helen Dawson Gardner is deceased.

John G. Gardner, Jr., furnished the consideration for this property and our purpose and intent is to dissolve the joint tenancy and convey legal title to him, his heirs, representatives and assigns.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 12 day of March, 1977.

Mary Elizabeth Gardner
MARY ELIZABETH GARDNER

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 Mary Elizabeth Gardner, the Bargainor with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 12th day of March, 1977.

John W. Nelley
NOTARY PUBLIC

My Commission Expires: Aug 8 1977

D 9 4 2 6 3

IDENTIF. REFERENCE

MAR 18 8 57 AM '77

REGISTER
DAVIDSON COUNTY, TENN.

MAR 1877 MISC

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$4.00 * $4.00