This instrument prepared by: JACKSON, TANNER & REYNOLDS, Attys.
Suite 100, 216-Third Avenue, North
Nashville TN 37201

QUITCLAIM DEED

BOOK 5209 PAGE 831

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Roger N. Phy et ux	National Mortgage Co.	3D-20850
(NAME) 2723 Nodyne Drive	(NAME) 4041 Knight Arnold Road	Map 96-13
(STREET ADDRESS OR ROUTE NUMBER) Nashville TN 37214	(STREET ADDRESS) Memphis TN 38118	Par. 59
(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 Roger N. Phy and wife, Patricia Ann Phy,

WE, I, Patricia Ann Staggs Phy,

by these presents do hereby quitclaim and convey unto Andrew D. Tanner, *Trustee, his successors and assigns, the following described tract or parcel of land, to wit:*

Land in Davidson County, Tennessee, being Lot No. 77 on the Plan of Perry Heights Subdivision, of record in Book 2900, page 18, Register's Office for Davidson County, Tennessee.

Said Lot No. 77 fronts 72 feet on the southerly side of Nodyne Drive, and runs back 150 feet on the east line and 143 feet on the west line, to a dead line in the rear on which it measures 72.4 feet.

Being the same property conveyed to Charles W. Staggs and wife, Patricia Ann Staggs, by deed from J. Claud Smith and wife, Billie Katherine Smith, of record in Book 4330, page 257, Register's Office for Davidson County, Tennessee. And being the same property conveyed to Patricia Ann Ransom Staggs by Decree of record in Book 5065, page 879, Register's Office for Davidson County, Tennessee.

NOTE: The said Patricia Ann Staggs Phy and Patricia Ann Ransom Staggs is one and the same person.

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 14 day of July, 19 77. Affiant: Roger N. Phy

My commission expires: 5-22-78 (Affix Seal) Notary Public: Alan Williamson

This is improved (X) unimproved property known as 2723 Nodyne Drive, Nashville TN 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 Andrew D. Tanner, *Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto* Roger N. Phy and wife, Patricia Ann Phy,

their *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* 5th *day of* September, *19* 77.

THIS INSTRUMENT WAS PREPARED BY:

X Patricia Ann Staggs Phy
Patricia Ann Staggs Phy

Andrew D. Tanner
Trustee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Hunter McDonald III, a Notary Public in and for said County and State, the within named, Patricia Ann Staggs Phy, 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 5th day of Sept., 1977

Hunter McDonald III
Notary Public.

My commission expires: 1-30-79

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Ann Williams, a Notary Public in and for said County and State, the within named Andrew D. Tanner, 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 5th day of September, 1977

Ann Williams
Notary Public.

My commission expires: July 22, 1981

NOTARY PUBLIC DAVIDSON COUNTY

QUITCLAIM

Deed

From:
PATRICIA ANN STAGGS PHY

to:
ANDREW D. TANNER
Trustee.

AND

From:
ANDREW D. TANNER
Trustee.

to:
ROGER N. PHY et ux

OCT 17 1977 MISC $* 4.00 ★ 4.00

3.1.5.1.2.

IDENTIF. REFERENCE

OCT 17 2 36 PM '77

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238