BOOK 5293 PAGE 713

Form No. WD-6

This Form furnished by Attorneys Title Company, Inc.

FROM

CHARLES PHIPPS

AND

TO JOHN G. DOAK, TRUSTEE

FROM

JOHN G. DOAK, TRUSTEE

TO BESSIE PHIPPS

QUITCLAIM DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bessie Phipps (NAME)	Commerce Union Bank (NAME)	3D04542
1512 Marwood Lane (STREET ADDRESS OR ROUTE NUMBER)	400 Union Street (STREET ADDRESS)	92-16
Nashville, TN 37210 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37219 (CITY) (STATE) (ZIP)	31

THIS INSTRUMENT WAS PREPARED BY

John G. Doak, Attorney
2525 Lebanon Road
Nashville, TN 37214

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ 3,000.00 Bessie M Phipps
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1 DAY OF June 19 78

Marie B. Lammon
Notary Public

MY COMMISSION EXPIRES: 6 Feb 1982

(AFFIX SEAL)

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to create

WE I, Charles Phipps

by these presents do hereby quitclaim and convey unto John G. Doak,

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

Land in Davidson County, Tennessee, being Lot No. 32 on the Plan of Spence Circle Subdivision, Section II, of record in Book 1835, page 46, Register's Office for Davidson County, Tennessee.

Said Lot No. 32 fronts 60 feet on the northerly margin of Marwood Lane and runs back between lines measuring 200.45 feet on the westerly line, and 201.9 feet on the easterly line, to a dead line in the rear measuring 59.80 feet thereon.

Being the same property conveyed to Charles Phipps and Bessie Phipps by deed from Ronnie E. Ellis and wife, Louise W. Ellis of record in Book 4153, page 120, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 1512 Marwood Lane, Nashville, Tennessee 37210
(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 John G. Doak, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto Bessie Phipps

_____ 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 1 day of June, 1978.

E68963

IDENTIF. REFERENCE T
JUN 5 9 24 AM '78
FELIX Z. [illegible] REGISTER
DAVID[illegible]

Charles Phipps
CHARLES PHIPPS

John G. Doak
JOHN G. DOAK 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, Charles Phipps, 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 1 day of June, 1978.

Marie B. Cummings
Notary Public

My commission expires: 6 Feb. 1982

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 G. Doak, 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 1 day of June, 1978.

Marie B. Cummings
Notary Public

My commission expires: 6 Feb. 1982

JUN-5 78	CONV	*3,000.00		
JUN-5 78 S'TAX			B* 7.80	
JUN-5 78 PR'FEE			B* .50	
JUN-5 78	W'DEED		B* 4.00	
JUN-5 78	MISC		B* .20	* 12.50