THIS INSTRUMENT PREPARED BY:
Bass, Berry & Sims-JCG
2700 First American Center
Nashville, Tennessee 37238

BOOK 5379 PAGE 584

QUITCLAIM DEED

Address New Owner as Follows:	Send Tax Bills To:	Map-Parcel Numbers
Mary Clay Sanders Estes 418 Fairfax Avenue Nashville, TN 37212	Same	104-10 144

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration), I, Thomas W. Estes, by these presents do hereby quitclaim and convey unto Mary Clay Sanders Estes, her heirs and assigns, an undivided one-third (1/3) interest in the following described tract or parcel of land, to wit:

Being Lot No. 102 and the Easterly 40 feet of Lot No. 103 on the map showing Dr. R. W. Grizzard's Subdivision of part of the Bosley Tract, not of record, described according to a survey made by Erle Drake, County Surveyor, October 10, 1930.

Said Lot No. 102 and Part of Lot No. 103 front together 100 feet on the northerly side of Fairfax or Jones Avenue and run back between parallel lines, with the westerly margin of 32nd Avenue South, 200 feet to an alley.

Being all the property conveyed to Thomas W. Estes and wife, Mary Clay Sanders Estes, by deed of record in Book 1079, page 402, Register's Office for Davidson County, Tennessee, and being the same property conveyed to Thomas W. Estes by Quitclaim Deed from Mary Clay Sanders Estes of record in Book _____, page _____, 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 NO MONETARY CONSIDERATION.

Thomas W. Estes
Affiant

Subscribed and sworn to before me, this 29th day of December, 1978.

My Commission Expires: July 18, 1979

Barbara S. Lamb
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

This is improved property, known as 418 Fairfax Avenue, Nashville, TN 37212.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 29th day of December, 1978.

Thomas W. Estes
Thomas W. Estes

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Barbara S. Lamb, a Notary Public in and for said County and State, the within named, Thomas W. Estes, the Bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 29th day of December, 1978.

Barbara S. Lamb
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:

July 18, 1979

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IDENTIF. REFERENCE

DEC 28 3 60 PM '78

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

DEC 28 78	MISC		B*	4.00 *	4.00