THIS INSTRUMENT PREPARED BY: William H. Lassiter, Jr., Attorney
24th Floor, Life & Casualty Tower
Nashville, Tennessee 37219

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Map Number: 117-12
Martha Richardson McGowan	Same	Parcel No.: 115
1488 Clairmont Place		
Nashville, TN. 37215		BOOK 5448 PAGE 638

For a consideration the receipt and sufficiency of which is hereby acknowledged, CECIL N. RICHARDSON, acting by and through his attorney in fact, MARTHA RICHARDSON McGOWAN, which power of attorney is of record in Book 5431, Page 483, Register's Office of Davidson County, Tennessee, by these presents does hereby quitclaim and convey unto MARTHA RICHARDSON McGOWAN, her successors and assigns, the following described tract or parcel of land, to wit:

> LAND in Davidson County, Tennessee, being Lot No. 18 of Block "A" on the plan of Galecrest No. 2 as of record in Book 843, page 30, Register's Office for said County.
>
> SAID Lot No. 18 fronts 75 feet on the northerly side of Clairmont Place and runs back 206 feet on the westerly line and 205.2 feet on the easterly line to a dead line and measures 75 feet thereon.
>
> BEING the same property conveyed to Cecil N. Richardson by deed from Louise Utley Hobson and husband, of record in Book 1077, page 155, said Register's Office. Also, being the same property conveyed to William H. Lassiter, Jr., Trustee from Cecil N. Richardson and from William H. Lassiter, Jr., Trustee to Cecil N. Richardson and wife, Katherine Frances Schneider Richardson by Quitclaim Deed of record in Book 4698, Page 957, Register's Office of Davidson County, Tennessee, the said Katherine Frances Schneider Richardson having since died in February, 1977.

This is improved property, known as 1488 Clairmont Place, Nashville, Tennessee 37215.

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 15th day of May, 1979.

Cecil N. Richardson
by
Martha Richardson McGowan

Cecil N. Richardson, by and through his attorney in fact, Martha Richardson McGowan, a certified copy of said power of attorney is attached hereto.

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Elizabeth K. Leach, a Notary Public in and for said County and State, the within named Martha Richardson McGowan, attorney in fact for Cecil N. Richardson, the bargainor, with whom I am personally acquainted and who acknowledged that she as attorney in fact, executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 15th day of May, 1979.

Elizabeth K. Leach
Notary Public

My Commission Expires:
November 23, 1980.

State of Tennessee)

County of Davidson)

The actual consideration or value, whichever is greater for this transfer is $-0-.

William H. Lassiter, Jr.
Affiant

Subscribed and sworn to before me, this the 15th day of May, 1979.

Elizabeth K. Leach
Notary Public

My Commission Expires:
September 23, 1980.

IDENTIF. REFERENCE

JUN 12 11 33 AM '79
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

F. 3 4 0 7 5

621 CHECK

GENERAL POWER OF ATTORNEY

BOOK 5148 PAGE 640

24th FLOOR, L+C Tower
Nashville, TN 37219

BOOK 5431 PAGE 483

I, CECIL N. RICHARDSON, of Nashville, Davidson County, Tennessee, do hereby make and appoint MARTHA RICHARDSON McGOWAN of Nashville, Tennessee, as my agent and attorney in fact for me and in my name and on my behalf, to receive and receipt for any and all sums of money or payments due or to become due to me, to deposit in my name in any bank or banks any and all money collected or received by her, to pay any and all bills, accounts, claims and demands now or hereafter payable by me, to draw checks or drafts upon any and all bank accounts or deposits belonging to me, to act for me in any business in which I am now or have been engaged or interested, and generally to do and perform all matters and things, transact all business, make, execute, and acknowledge all contracts, orders, deeds, writings, assurances, and instruments which may be requisite or proper to effectuate any matter or thing appertaining or belonging to me, and generally to act for me in all matters affecting my business or property, with the same force and effect to all intents and purposes as though I were personally present and acting for myself, hereby ratifying and confirming whatsoever my said attorney shall do by authority hereof.

This Power of Attorney is effective in the event that I become incompetent or incapacitated to the extent that I am not able to take care of my business affairs.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 18th day of November, 1977.

Cecil N. Richardson
CECIL N. RICHARDSON

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in nd for said County and State, the within named CECIL N. RICHARDSON, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this the 18th day of November, 1977.

NOTARY PUBLIC

My Commission expires: July 6, 1978.

F 27847

RECEIVED FOR REFERENCE
MAY 3 20 PM '79
REGISTER'S OFFICE
DAVIDSON COUNTY, TENN.

F. 2.7.8 5. I.

826 [illegible] BLOCK

BOOK 5448 PAGE 641

IDENTIF. REFERENCE

MAY 4 3 31 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

I, Felix Z. Wilson II, Register for Davidson County, hereby certify that the foregoing is a true and correct copy of the Power of Attorney from Cecil N. Richardson to Martha Richardson McGowan as same appears of record in my office in book No. 5431, page 483, witness my official signature at office this 4th day of May, 1979

Felix Z. Wilson, II
Register of Davidson County

By [signature]
Deputy Register