Form No. WD-6

This Form furnished by Attorneys Title Company, Inc.

BOOK 5538 PAGE 775

FROM Virginia Phelps (Deceased) & James B. Phelps (only heir at law)

FROM Donald Arkovitz

AND

TO Donald Arkovitz

TO James B. Phelps

QUITCLAIM DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James B. Phelps (NAME)	James B. Phelps (NAME)	Map No. 91-6
5601 Tennessee Ave. (STREET ADDRESS OR ROUTE NUMBER)	5601 Tennessee Avenue (STREET ADDRESS)	Par. 284
Nashville, TN 37209 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37209 (CITY) (STATE) (ZIP)	12W -#17375

THIS INSTRUMENT WAS PREPARED BY

DONALD ARKOVITZ
ATTORNEY AT LAW
332 WHITE BRIDGE ROAD
NASHVILLE, TENN. 37209

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ None

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3RD DAY OF December, 19 79.

Notary Public

MY COMMISSION EXPIRES: 10/18/81

(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 A FEE SIMPLE

We, Virginia Phelps (Deceased) & James B. Phelps (only heir at law)

by these presents do hereby quitclaim and convey unto Donald Arkovitz, Trustee, his successors and assigns, the following described tract or parcel of land, to wit:

BEING Lot No. 1506 of Block 202 on the Plan of West Nashville Extension, of Record in Book 57, Page 173, Register's Office for said County. Said Lot fronts 25 feet in the south side of Tennessee Avenue and runs back between parallel lines 150 feet to an alley.

BEING part of the property conveyed to Virginia Phelps by installment deed from S. T. Johnson and wife, Hattie Bass Johnson, as of record in Book 1415, Page 095, Register's Office of Davidson County, Tennessee.

This is unimproved ( ) improved (XX) property, known as 5601 Tennessee Avenue, Nashville, TN 37209
(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.

9410 12/04 6.00- CHECK

BOOK 5538 PAGE 776

And now, I, the said Donald Arkovitz, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto James B. Phelps

his 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 3RD day of December, 1979.

James Phelps

Donald Arkovitz 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, James B. Phelps, 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 3RD day of December, 1979

Donald Arkovitz
Notary Public.

My commission expires: 10/18/81

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 Donald Arkovitz, 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 3RD day of December, 1979

Allen L. Russell Jr.
Notary Public.

My commission expires: 10-17-82

ALLEN L. RUSSELL JR. NOTARY PUBLIC DAVIDSON CO. TENN.

RUSH

IDENTIF. REFERENCE

DEC 4 8 12 AM '79

FELIX Z. M. SUN II REGISTER DAVIDSON COUNTY, TENN.

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