This instrument was prepared by:
Richard D. Taylor
300 James Robertson Pkwy.
Nashville, TN 37201

BOOK 5555 PAGE 349

7343
01/05 9.00
CASH

| | | | |
|---|---|---|---|
| FROM: | Arthur K. Hellermann, et ux, Viola Louise Hellermann AND | TO: | Richard D. Taylor, Trustee |
| TO: | Richard D. Taylor, Trustee | TO: | Robert A. Utke, et ux, Doris L. Utke |

QUITCLAIM DEED

Address New Owner as follows: Robert A. Utke, et ux
730 Lenore Street
Nashville, TN 37206

Send Tax Bills To: United Mortgages Servicing Corp.
3200 Pacific Avenue
Virginia Beach, VA

Map No. 93-8
Parcel No. 30
Field Book No. 17W10300

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Richard D Taylor
Affiant

Subscribed and sworn to before me, this the 27th day of December, 1979.

Camille K. Stahlhut
Notary Public

My Commission Expires: 10-15-83

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 tenancy by the entireties in Robert A. Utke and wife, Doris L. Utke, and reserving a life estate in Arthur K. Hellermann, We, Arthur K. Hellermann and wife, Viola Louise Hellermann, by these presents do hereby quitclaim and convey unto Richard D. Taylor, Trustee, his successors and assigns, the following described tract or parcel of land, to wit:

LAND in Davidson County, Tennessee, being part of Lot No. 1, Lots 2 to 5, both inclusive, part of Lot No. 6 and Lots Nos. 7 to 12, both inclusive of Block B, and Lots Nos. 1 to 12, both inclusive of Block C, part of a 16 foot alley No. 451 lying East of South Sixth Street, part of Boyce Street, and part of a 20 foot alley, No. 452 lying West of South Seventh Street, all between Lenore and Crutcher Streets, closed by Ordinance No. 62-279 of record in the Office of the Metropolitan Clerk, on the Plan of D. E. Cooper's Addition to East Nashville, of record in Book 57, Page 154, Register's Office for Davidson County, Tennessee, and described together according to a survey made by Barge, Waggoner & Sumner, Engineers, on April 9, 1962, as follows:

BEGINNING on an iron pin, the southwest intersection of Lenore Street and South Seventh Street; thence with the westerly margin of South Seventh Street, South 25° 27' East 320 feet to an iron pin in the northerly margin of Crutcher Street; thence with the northerly margin of Crutcher Street, South 65° 07' West 686.54 feet to an iron pin at the beginning of a curve; thence with said curve with a radius of 55.00 feet in a northwesterly direction, 85.85 feet to an iron pin in the easterly margin of South Sixth Street; thence with the easterly margin of South Sixth Street, North 25° 27' West 240.29 feet to an iron pin at the beginning of a curve; thence with said curve with a radius of 25.00 feet in a northeasterly direction 39.52 feet to an iron pin in the southerly margin of Lenore Street; thence with the southerly margin of Lenore Street, North 65° 07' East 715.75 feet to the beginning.

BEING the same property conveyed to Arthur K. Hellermann, an individual, unmarried, by deed from The Nashville Housing Authority, of record in Book 4097, Page 849, in the Register's Office for Davidson County, Tennessee.

This is improved property known as Lenore Street Garden Homes, Nashville, Tennessee.

This conveyance is subject to such restrictions, limitations, and encumbrances as may affect the premises and specifically subject to the Deeds of Trust of record in Book 4100, Page 946; Book 4281, Page 365 and Book 4281, Page 370 and subject to the Regulatory Agreement between Arthur K. Hellermann and The Federal Housing Commission dated January 31, 1967 of record in Book 4100, Page 951; and subject to a perpetual easement to Nashville Gas Company of record in Book 4279, Page 382; and subject to restrictive covenants of record in Book 3368, Page 23 and in the Deed of record in Book 4097, Page 849, all in the Register's Office for Davidson County, Tennessee.

And now, I, the said Richard D. Taylor, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto Robert A. Utke and wife, Doris L. Utke, reserving a life estate in Arthur K. Hellermann, 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.

Viola Louise Hellermann joins in the execution of this instrument for the purpose of conveying whatever interest she has or may have in said property.

IN WITNESS WHEREOF, we have hereunto set our hands on this the 27th day of December, 1979.

Arthur K. Hellermann
ARTHUR K. HELLERMANN

Viola Louise Hellermann
VIOLA LOUISE HELLERMANN

Richard D. Taylor, Trustee
RICHARD D. TAYLOR, 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, Arthur K. Hellermann and wife, Viola Louise Hellermann, the Bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes contained therein.

Witness my hand and official seal at Nashville, Tennessee, this 9 day of ~~December~~ Jan, 1979 80.

Mildred Plummer
Notary Public

My Commission Expires: May 13, 1981

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 Richard D. Taylor, Trustee, the Bargainor, with whom I am personally acquainted, and who acknowledged that he, as Trustee, executed the within instrument for the purposes contained therein.

Witness my hand and official seal at Nashville, Tennessee, this 24th day of December, 1979.

Carol K Batchelor
Notary Public

My Commission Expires: 10-15-83

RUSH

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IDENTIF. REFERENCE

JAN 15 11 40 AM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.