This instrument prepared by:
Ward DeWitt, Jr.
26th Floor, L & C Tower
Nashville, TN 37219

BOOK 5629 PAGE 739

1984 07/28 79.82- CHECK

QUITCLAIM DEED

Address: New Owner	Send Tax Bills To:	Map/Parcel No.
James Colston Elder	Same	117-5
3609 Hampton Avenue		64
Nashville, TN 37215		

FOR AND IN CONSIDERATION of one dollar ($1.00) and the obligations assumed in an Agreement between Grantor and Grantee of even date herewith, I, Edwin I. Elder, Grantor, do hereby quitclaim, transfer and convey all of my right, title and interest in the hereinafter described property to my son, James Colston Elder, Grantee, said property being that certain tract or parcel of land in the County of Davidson, State of Tennessee, and more particularly described as follows:

> Land in the 7th Civil District of said County and State, being the westerly 25 feet of lot No. 15 and all of lot No. 16 on the plan of the Henry Sperry Subdivision, as of record in book 974, page 21, Register's Office for said County.
>
> Said part of lot No. 15 and all of lot No. 16 front together 125 feet on the southerly side of Hampton Avenue and run back between parallel lines, 315 feet to a dead line.
>
> Being the same property conveyed to E.I. Elder and wife, Daisy M. Elder, Daisy M. Elder since having died, by deed from Eugene Russell and wife, Oleta M. Russell, of record in book 2018, page 533, said Register's Office.
>
> This is improved property known as 3609 Hampton Avenue, Nashville, Tennessee 37215.

TO HAVE AND TO HOLD the said tract or parcel of land in fee simple with the estate, appurtenances, title and interest belonging to the said James Colston Elder, his heirs and assigns, forever.

IN TESTIMONY WHEREOF, I have hereunder set my hand on this 23rd day of July, 1980.

Edwin I. Elder
Edwin I. Elder

F. 9. 9 4. 2 2 0.

IDENTIF. REFERENCE

Jul 28 2 10 PM '80

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

RUSH

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Edwin I. Elder, 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 23rd day of July, 1980.

Teresa Novak
Notary Public

My Commission Expires: 7-18-82

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer of property is $28,220.40.

Edwin I. Elder

Sworn to and subscribed before me this 23rd day of July, 1980.

Teresa Novak
Notary Public

My Commission Expires: 7-18-82

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5629 PAGE 741

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			28220.40- CO	
			73.32 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	79.82-
1984	07/28/80	BAL		.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 9. 9. 4. 2 0

T
IDENTIF. REFERENCE

JUL 28 2 10 PM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 770189