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FROM: Estate of Lina Flowers, deceased
Annie Fitzgerald, Executrix

TO: Lessie M. Parker AND William F. Scruggs

QUITCLAIM DEED

ADDRESS NEW OWNERS(S) AS FOLLOWS:

Leslie M. Parker
4329 Enchanted Circle
Nashville, Tennessee 37218

William F. Scruggs
P. O. Box 423
Franklin, Tennessee 37064

SEND TAX BILLS TO: Leslie M. Parker
4329 Enchanted Circle
Nashville, Tennessee 37218

MAP-PARCEL NUMBERS: 81-3 83

THIS INSTRUMENT PREPARED BY: Branch H. Henard for
Branstetter, Kilgore & Stranch
200 Church Street
Nashville, Tennessee 37201

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $12,000.

Annie Fitzgerald - Executrix
Affiant

Subscribed and sworn to before me this 1st day of August, 1980.

Notary Public
NOTARY PUBLIC

My Commission Expires: May 13, 1981

(Affix Seal)

IDENTIF. REFERENCE

AUG 22 3 51 PM '80

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

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FOR AND IN CONSIDERATION of $12,000 the estate of Lina Flowers, Annie Fitzgerald, Executrix, by these presents does hereby quitclaim and convey unto Leslie M. Parker and William F. Scruggs, as tenants-in-common, their successors and assigns, the following described tract or parcel of land in Davidson County, Tennessee, to wit:

Land in Davidson County, Tennessee, being Lots Nos. 4, 5 and 6 and the southerly part of Lot No. 7 on the Plan of H. N. Myers Subdivision, of record in Book No. 21, page 48, in the Register's Office for Davidson County, Tennessee and described as follows:

Beginning at a point in Lot No. 7 in said subdivision 40 feet southwardly from the southwesterly corner of Walsh Street and 14th Avenue North; running thence in a southerly direction and with the westerly margin of 14th Avenue North, 179 feet to a point between Lots Nos. 3 and 4 in said subdivision; thence at right angles and in a westerly direction with said line between lots Nos. 3 and 4, 165 feet more or less, to a point on the eastern side of an alley, 192 feet to a point in Lot No. 7, 40 feet from the southerly line of Walsh Street; thence at right angles and parallel with Walsh Street in an easterly direction 165 feet, more or less, to the westerly line of 14th Avenue North, and being the same property conveyed to J. L. Wrenne, by Deed of C. E. Dockery and others, recorded in Book No. 821, page 537, in said Register's Office.

INCLUDED in the above description of the property conveyed from Wrenne to Flowers, but EXPRESSLY EXCLUDED from this conveyance is the following parcel of land in Davidson County, Tennessee:

1. Lot No. 4 in the aforesaid H. N. Myers Subdivision, which lot fronts 54 feet on the westerly side of 14th Avenue North, and runs back between lines 167.8 feet on the northerly line and 165 feet on the southerly line to a dead line on which it extends 54 feet, being the same property conveyed from Lina Flowers to Annie Fitzgerald and Walter Flowers, by deed of record in Book 3136, page 29, said Register's Office, and subsequently conveyed to Martin in Book 3989, page 343, said Register's Office.

Being the same property conveyed to R. B. Flowers and wife Lina Flowers, by deed from J. L. Wrenne and wife Annie Frances Wrenne of record in Book 841, page 29, Register's Office for Davidson County, Tennessee. The said parties having since died. The said R. B. Flowers having predeceased Lina Flowers. And being the same property devised to Annie Fitzgerald Executrix under the Will of Lina Flowers, deceased, of record in Will Book 124, page 130, Probate Court Clerk's Office for Davidson County, Tennessee.

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This is improved property, known as 2209 14th Avenue North, Nashville, Tennessee 37208.

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 for the estate of Lina Flowers on this the 1st day of August, 19 80.

Annie Fitzgerald - Executrix
Estate of Lina Flowers, by Annie Fitzgerald, Executrix

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me Nicki A Carden, a Notary Public in and for said County and State, the within named, Annie Fitzgerald, Executrix for the Bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 1st day of August, 19 80.

Nicki A. Carden
NOTARY PUBLIC

My commission expires: May 13, 1981

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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RECEIVED OF _____

FOR _____

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
			12000.00- CO	
			31.20 CO TX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	40.70-
7590A08/22/80			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

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T
IDENTIF. REFERENCE

AUG 22 3 51 PM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TENN.

No. 775605