QUIT-CLAIM DEED

FROM:

CARL J. W. BEARD

TO:

ERNESTINE BEARD

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ADDRESS NEW OWNER AS:	SEND TAX BILLS TO:	MAP-PARCEL NOS.:
Ernestine Beard 3212 LaGrange Drive Nashville, Tn. 37218	The Lomas & Nettleton Co. 175 Orange Street New Haven, Conn. 06510	80-8-169

THIS INSTRUMENT PREPARED BY:

LUCIEN DALE, ATTORNEY
14th Floor
Nashville City Bank Bldg.
Nashville, Tn. 37201

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater is $3000.00.

Ernestine Beard
Affiant

Subscribed and sworn to before me, this 28 day of Oct., 1980.

Lucien Dale
Notary Public

My Commission Expires: 4/17/1983

FOR AND IN CONSIDERATION of THREE THOUSAND DOLLARS ($3,000.00) and other good and valuable considerations, and for the express purpose of making a re-conveyance to create an estate in fee simple in the Grantee and to destroy the existing estate of tenants by the entirety or tenants in common, I, CARL J. W. BEARD, by these presents do hereby quit-claim and convey unto ERNESTINE BEARD, her successors and assigns, the following described tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, being Lot No. 142 on the Plan of Bordeaux Hills, Section III, of record in Book 3600, Page 34, Register's Office for said County.

Said Lot No. 142 fronts 55 feet on the easterly side of LaGrange Drive and runs back between parallel lines 120 feet to a dead line.

Being the same property conveyed to Carl J. W. Beard and wife, Ernestine Beard, by deed from Ernest Herndon and wife, Geneva L. Herndon of record in Book 4609, Page 121, Register's Office for Davidson County, Tennessee.

This is improved property known as 3212 LaGrange Drive, Nashville, Tennessee 37218.

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 5th day of ~~October~~ November, 1980.

Carl J. W. Beard
CARL J. W. BEARD

11/05 14.33- CHECK

2935

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, Patricia Combs, a Notary Public in and for said County and State, the within named CARL J. W. BEARD, 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 5th day of ~~October~~ November, 1980.

Patricia Combs
Notary Public

PATRICIA COMBS NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires:

4-17-83

Ernestine Beard, has executed this agreement for the purpose of acknowledging her assumption of the indebtedness owing on this property.

Ernestine Beard
Ernestine Beard

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Lucien Davis, a Notary Public in and for said County and State, the within named ERNESTINE BEARD, 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 28 day of October, 1980.

Lucien Davis
Notary Public

LUCIEN DAVIS NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE

My Commission Expires:

4/17/1983

G1.62444

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IDENTIF. REFERENCE

Nov 6 10 55 AM '80

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

RUSH

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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

3000.00- CO
7.80 CO TX
.50 PRFEE
6.00 WDEED
CHECK 14.30-
2935A11/06/80 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G. I. 6 2 4 4

IDENTIF. REFERENCE T

Nov 6 10 56 AM '80

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

No. 790445