Mail

This instrument was prepared by:
CHAMBERS JOHNSON & BECKNER
12th Floor, First American Center
Nashville, Tennessee 37238

BOOK 5731 PAGE 781

QUITCLAIM DEED

Address New Owner(s) As Follows	Send Tax Bills To	Map-Parcel Nos
JAMES L. BECKNER	Home Federal Savings & Loan Assn	BM 08755
(Name)	(Name)	130-10
		Par. 57
4426 Manor Drive	230 4th Ave., N.	
(Address)		
Nashville, Tennessee 37205	Nashville, TN 37219	
(City) (State) (Zone)		

FOR AND IN CONSIDERATION OF THE SUM OF TEN ($10.00) DOLLARS, cash in hand paid, and other good and valuable consideration, Jean Nelson Beckner does hereby quitclaim and convey until James L. Beckner, his heirs and assigns, all right, title and interest she may have in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

BEING Lots Nos. 1, 2 and 3, Block Four, of the Plan of Manors of Belle Meade, as of record in Book 547, Page 152, Register's Office for said County.

SAID Lots adjoin and front together 225 feet on the northerly side of Manor Drive and run back between parallel lines with the easterly margin of Drew Place 153 feet to a dead line.

BEING the same property conveyed to James L. Beckner and wife, Jean Nelson Beckner, by deed from Charles Nelson, Jr. of record in Book 5209, Page 759, Register's Office for Davidson County, Tennessee.

Said property is sold and conveyed subject to the following:

1. State, county and city of Belle Meade taxes for the year 1981, which have been assumed by the grantee;

2. Restrictive covenants contained in an instrument of record in Book 702, Page 275, and in an instrument of record in Book 775, Page 142, Register's Office for said County.

This is improved property known as 4426 Manor Drive, Nashville, Tennessee 37205.

To have and to hold the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to the said James L. Beckner, his heirs and assigns, forever.

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I, Jean Nelson Beckner, do covenant with the said grantee that I am lawfully seized and possessed of said land, have a good right to convey it, and the same is unencumbered except as herein set forth. And I further convenant with the said grantee that by the execution of this Quitclaim Deed that I release and quitclaim to the grantee all rights of dower and of homestead and all other rights which I may have or may have acquired in the premises.

WITNESS my hand this 10th day of April, 1981.

Jean Nelson Beckner
JEAN NELSON BECKNER

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Eleanor J. Jackson, a Notary Public in and for said County and State, the within named Jean Nelson Beckner, 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 10th day of April, 1981.

Eleanor J. Jackson
Notary Public

My Commission expires: Jan. 18, 1982.

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $-0-.

IDENTIF. REFERENCE
APR 13 9 28 AM '81
FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY TENN.

3.3.7.0.2.2

Jean Nelson Beckner
Affiant

Subscribed and sworn to before me, this 10th day of April, 1981.

Eleanor J. Jackson
Notary Public

My Commission expires: Jan. 18, 1982.