QUITCLAIM DEED

BOOK 5751 PAGE 283

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Fordyce + Mitchell	Same	104-11
(NAME)	(NAME)	
2406 Blair Blvd		P. 334 a2
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville TN 37212		
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to Joyce Louise Fordyce and Martha Joy Mitchell

We, ~~I, Joyce Louise Fordyce~~

by these presents do hereby quitclaim and convey unto James P. Guenther, *Trustee, his successors and assigns, the following described tract or parcel of land, to wit:*

Being Lot No. 153 in Bransford Realty Company's Subdivision of the Edgar Jones Home Place, a plan of which is of record in Book 421, page 7, Register's Office for said County.

Said Lot No. 153 fronts 55 feet on the northerly side of Blair Boulevard, or Long Avenue, and extends back between parallel lines northwardly 182 feet on its western margin and 183.4 feet, more or less, on its eastern margin to an alley in the rear on which it measures 55 feet.

Being the same real property conveyed to Louella Eakin and her children by deed from R. E. Connell and wife, not dated, filed August 30, 1918, and recorded in Book 513, page 191, said Register's Office, and Louella Marks Eakin devised her interest in premises to her three children, Spencer Eakin, Jr., Lytle Nichol Eakin and Eloise Eakin Dowe, by will of record in Will Book 78, page 509, County Court for said County, Spencer Eakin, Jr., having died survived by widow, Evelyn S. Eakin and two adult children, Evelyn E. Pulley and Spencer Eakin, III, and leaving no will.
The above property is improved and bears General Services District Tax Parcel No. W24-7985, and is known as City No. 2406 Blair Boulevard, Nashville, Tennessee.
Being the same property conveyed to Joyce Louise Fordyce by deed of record in Book 3706, page 381, Register's Office for Davidson County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ [illegible]

Subscribed and sworn to before me, this the 8th day of April 1981.

Affiant

My commission expires: July 12, 1982 (Affix Seal) Frances S Lake Notary Public

This is improved (X) unimproved ( ) property, known as _____ (House Number) _____ (Street) _____ P. O. Address: _____ (City or Town) _____ (Postal Zone)

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

And now, I, the said James P. Guenther, *Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto* Joyce Louise Fordyce and Martha Joy Mitchell as joint tenants with right of survivorship.

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.*

IN WITNESS WHEREOF *we have hereunto set our hands on this the* 8th *day of* April, 1981.

THIS INSTRUMENT WAS PREPARED BY:

James P. Guenther
306 Nashville City Bank
Nashville Tn. 37201

Joyce Louise Fordyce
Martha Joy Mitchell
James P. Guenther
Trustee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, Frances D. Seale, a Notary Public in and for said County and State, the within named, Joyce Louise Fordyce and Martha Joy Mitchell, the Bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 8th day of April 1981

Frances D. Seale
Notary Public.

My commission expires: July 18, 1982

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Frances D. Seale, a Notary Public in and for said County and State, the within named James P. Guenther, Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he, as Trustee, executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 8th day of April 1981

Frances D. Seale
Notary Public.

My commission expires: July 18, 1982

G. 4. 4 0. 6 8

RUSH

IDENTIF. REFERENCE

JUN 1 9 38 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

QUITCLAIM

Deed

From: Joyce Louise Fordyce

to: James P. Guenther, Trustee.

AND

From: James P. Guenther, Trustee.

to: Joyce Louise Fordyce and Martha Joy Mitchell

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238