Form No. WD-6

This Form furnished by Attorneys Title Company, Inc.

BOOK 5756 PAGE 993

FROM Robert W. Simms & Diana Jack Simms

AND

FROM Kathy Biggs

TO Kathy Biggs

TO Robert Wayne Simms

QUITCLAIM DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert W. Simms	Commerce Union Bank	Map 149-9
(NAME)	(NAME)	
4725 Miners Cove	One Commerce Place	Parce 201
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville TN 37013	Nashville TN 37239	2 DU 68942
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

THIS INSTRUMENT WAS PREPARED BY

Maryda S. Colowick
Attorney at Law
9th Floor, Amer. Trust Bldg.
305 Union St.
Nashville TN 37201

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION ~~OR TRUE VALUE, WHICHEVER IS GREATER~~, FOR THIS TRANSFER IS

$ 0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF June 1981.

Deputy Register

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ 5,500.00 Diana J Simms
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15TH DAY OF June 19 81

Maryda S Colowick
Notary Public

MY COMMISSION EXPIRES: 7/15/84

(AFFIX SEAL)

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to create a fee simple estate in Robert W. Simms alone

We, Robert Wayne Simms and Diana Jack Simms

by these presents do hereby quitclaim and convey unto Kathy Biggs

_____, Trustee, ~~XXX~~ her successors and assigns, the following described tract or parcel of land, to wit:

LAND in Davidson County, Tennessee, being Lot No. 156 on the plan of Section Four, Terragon Trails, of record in Book 5050, page 57, Register's Office for said County.

SAID Lot No. 156 fronts 55.00 feet on the northeasterly margin of Miners Cove and extends back 149.55 feet on the northwesterly line and 173.63 feet on the southeasterly line to a dead line in the rear, measuring 72.74 feet thereon.

BEING the same property conveyed to Robert Wayne Simms and Diana Jack Simms, by deed from Cathy Stevens, unmarried, of record in Book 5611, page 394, Register's Office for Davidson County, Tennessee.

This is (unimproved) (improved) (x) property, known as 4725 Miners Cove (House Number) (Street) Nashville (P. O. Address:) TN (City or Town) 37013 (Postal Zone)

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

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BOOK 5756 PAGE 994

And now, I, the said Kathy Biggs, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto Robert Wayne Simms

_____ 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 11th day of June, 1981

Robert W. Simms

Drana Jack Simms

Kathy Biggs Trustee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, Robert W. Simms and Drana Jack Simms, 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 11th day of June, 1981

Maryda S. Colwick Notary Public.

My commission expires: 7/17/81

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kathy Biggs, 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 11th day of June, 1981

Maryda S. Colwick Notary Public.

My commission expires: 7/17/81

G.4.6.0.58

IDENTIF. REFERENCE

JUN 15 8 44 AM '81

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.