| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO | MAP-PARCEL NUMBERS: |
|---|---|---|
| EDDIE L. BEARD | SAME | Map 10.5-4 |
| (NAME) | (NAME) | Pars 170 & 171 |
| 224 S. GREENHILL RD. | (STREET ADDRESS) | |
| (STREET ADDRESS OR ROUTE NUMBER) | | |
| MT. JULIET, TN. 37122 | | |
| (CITY) (STATE) (ZIP CODE) | (CITY) (STATE) (ZIP CODE) | |

QUITCLAIM DEED

~~WARRANTY DEED~~

BOOK 6192 PAGE 459

For and in consideration of the sum of TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

CURTIS F. SEALS AND WIFE, BARBARA SEALS, HEREINAFTER NAMED THE GRANTORS

have bargained and sold, and by these presents do transfer and convey unto the said EDDIE L. BEARD, A ½ INTEREST

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows:

A ONE HALF UNDIVIDED INTEREST IN:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 26 AND THE SOUTHERLY ONE-HALF OF LOT NO. 23 ON THE PLAN OF TRIMBLE'S NATIONAL HILL ADDITION, AS OF RECORD IN BOOK 21, PAGE 121, REGISTER'S OFFICE.

SAID LOT NO. 26 AND PART OF LOT NO. 23 FRONT TOGETHER 75 FEET ON THE WESTERLY SIDE OF EAST HILL STREET AND RUNS BACK BETWEEN PARALLEL LINES 120 FEET TO AN ALLEY.
AND
BEING THE SOUTHERLY 12½ FEET OF LOT NO. 22 AND THE NORTHERLY 25 FEET OF LOT NO. 23 ON THE REVISED PLAN OF TRIMBLE'S NATIONAL HILL ADDITION OF RECORD IN BOOK 21, PAGE 121, REGISTER'S OFFICE FOR SAID COUNTY, AS FOLLOWS:

SAID PARTS OF LOTS NOS. 22 AND 23 FRONT TOGETHER 37½ FEET ON THE WESTERLY SIDE OF LEWIS FORMERLY EAST HILL STREET AND EXTEND BACK BETWEEN PARALLEL LINES 120 FEET TO AN ALLEY.

BEING THE SAME PROPERTY CONVEYED TO CURTIS F. SEALS AND WIFE, BARBARA SEALS BY QUITCLAIM DEED FROM R.D. HORNE AND WIFE, PAMELA G. HORNE, AS OF RECORD IN BOOK 6155, PAGE 848, SAID REGISTER'S OFFICE.

THIS INSTRUMENT WILL CONFIRM EDDIE L. BEARD INTEREST IN THE DESCRIBED PROPERTY SINCE OCTOBER 6, 1983.

unimproved ( )
This is improved (X) property, known as LEWIS STREET
(House Number) (Street)
NASHVILLE, TENNESSEE
(P. O. Address) (City or Town) (Zip Code)

~~To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.~~

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 8th day of DECEMBER, 1983.

Curtis F. Seals
CURTIS F. SEALS

Barbara Seals
BARBARA SEALS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 6192 PAGE 460

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named CURTIS F. SEALS AND WIFE, BARBARA SEALS

the bargainor S, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that THEY executed the within instrument for the purposes therein contained.

Witness my hand and official seal at NASHVILLE, TN., this 8th day of DECEMBER, 19 83.

My commission expires 10-21-84 Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged _____ to be the _____ and _____ respectively of _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as _____ and attesting the same by the said _____ as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer ~~or value of property (whichever is greater)~~ is $ NONE

~~This is equal to or greater than the property would bring at a fair and voluntary sale.~~

Eddie L Beard

Sworn to and subscribed before me this 8th day of DECEMBER, 19 83.

My commission expires 10-21-84 Notary Public

Mail This instrument was prepared by:
WILLIAM G. TRABER, ATTORNEY, 107 DONELSON PIKE, NASHVILLE, TENNESSEE 37214T
Name Address

QUITCLAIM DEED 12/12 6.00 - CHECK
9927 ~~WARRANTY DEED~~

FROM CURTIS F. SEALS ET UX

TO EDDIE L. BEARD

IDENTIF. REFERENCE

DEC 12 1 53 PM '83

Ticor Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

MAIL TO:
W. G. TRABER
P.O. Box 140255
NASHVILLE, TENN. 37214