FORM NO. WD-1

BOOK E227 PAGE 754

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ -0-

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF December, 19 83

Notary Public

MY COMMISSION EXPIRES: 10/11/84

(AFFIX SEAL)

QUIT-CLAIM DEED

THIS INSTRUMENT WAS PREPARED BY
Delta Title Company, 4041 Knight Arnold Rd. Memphis, TN 38118

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS: STEPHEN R. JOSLEYN and GARY NELSON (NAME) 206 Montchanin Terrace (STREET ADDRESS OR ROUTE NUMBER) Old Hickory, TN 37138 (CITY) (STATE) (P. O. ZIP)	SEND TAX BILLS TO: STEPHEN R. JOSLEYN (NAME) 206 Montchanin Terrace (STREET ADDRESS) Old Hickory, TN 37138 (CITY) (STATE) (ZIP)	MAP-PARCEL NUMBERS 82-7 428-2

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, RUFFNER SIMMONS, and wife, ELSIE G. SIMMONS

HEREINAFTER CALLED THE GRANTORS, HAVE ~~BARGAINED AND SOLD~~ quitclaimed AND BY THESE PRESENTS DO TRANSFER AND CONVEY ~~THE~~ all of our one-third interest, right and title in and to the following described property to STEPHEN R. JOSLEYN and GARY NELSON,

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 34 and the northerly 31 feet of Lot No. 33 on the map of Sara A. Hart's Subdivision of record in Book 57, Page 151, Register's Office for Davidson County, Tennessee.

Said Lot 34 and part of Lot No. 33 adjoin and front together 67 feet more or less on the westerly side of North 5th Street and run back between parallel lines 170 feet more or less to an alley.

Being the same property conveyed to the grantors by virtue of a warranty deed being filed of record in Book 5842, Page 426 of the Register's Office of said County.

101934

IDENTIF. REFERENCE

FEB 7 10 54 AM '84

DAVIDSON, TENN.

CHECK # 02/07 6.00- 1562

This is unimproved (X) improved ( ) property, known as 708 N. Fifth St., Nashville, TN (House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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. Wherever 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 their hand s this 29th day of December, 19 83

X
RUFFNER SIMMONS

X
ELSIE G. SIMMONS

STATE OF TENNESSEE
DAVIDSON County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named RUFFNER SIMMONS, and wife, ELSIE G. SIMMONS,

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, Davidson County, Tennessee, this 29th day of December 1983

Commission expires 7-18-87

Patricia Ann Carter
Notary Public

STATE OF TENNESSEE
County

Before me, ______, a Notary Public within and for the State and County aforesaid, personally appeared ______ and ______ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the ______ and ______ respectively of the ______ the within named bargainor, a corporation, and that (he / they) as such ______ and ______, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said ______ as such ______, and attesting the same by the said ______ as such ______

Witness my hand and official seal at office at ______ on this the ______ day of ______, 19 ___

My commission expires ______

______
Notary Public

QUIT-CLAIM DEED
~~WARRANTY~~ DEED

FROM

RUFFNER SIMMONS, et ux

TO

STEPHEN R. JOSLEYN and

GARY NELSON

Delta Title Company
Titles Guaranteed
XXXXXXXXXXXXXXXXXXXXXXXX
XXXXXXXXXXXXXXXXXXXX
4041 Knight Arnold Rd.
Memphis, TN 38118