#84-5-33

FILE IN BOX #4

FORM NO. WD-1

BOOK 6296 PAGE 62

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ NONE

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17TH DAY OF MAY, 1984

Notary Public

MY COMMISSION EXPIRES: 2/19/86

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, ATTYS., Suite 500, One Church Street Building, Nashville, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MICHAEL G. SHEARS CO., INC. (NAME)	"OWNER" (NAME)	131-12-106 16DA-16898
114 20th Ave So (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	131-12-107 16DA 16896
Nashville, TN. 37203 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, MICHAEL G. SHEARS and wife, KATHERINE B. SHEARS,

HEREINAFTER CALLED THE GRANTORS, HAVE QUITCLAIMED AND BY THESE PRESENTS DO HEREBY CONVEY UNTO MICHAEL G. SHEARS CO., INC., a Tennessee Corporation,

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 the easterly part of Lots Nos. 11 and 18 and the westerly part of Lots No. 12 and 17 on the Map of the Subdivision of the J. T. Jenkins Home Tract, of record in Book 547, page 20, Register's Office for said County, described as follows:

BEGINNING at a point in the center line of Battery Road, now Battery Lane, 100 feet East of the common corner of Lots Nos. 17 and 18; thence, South 4 deg. West 709.5 feet, more or less, to a point in the center line of Lea Avenue; thence, with the center line of said Avenue, North 88 deg. West 222.6 feet to a point; thence, North 4 deg. East 712 feet, more or less, to the center line of Battery Road, now Battery Lane, said point being 77.4 feet, East of the common corner of Lots Nos. 18 and 19; thence, with the center line of Battery Lane, South 87-1/2 deg. East 222.6 feet to the point of beginning.

BEING the same property conveyed to Michael G. Shears and wife, Katherine B. Shears, by Deed from Imogene Leibovitz, a widow and single person, and Elizabeth Matilda Mayton, a single person, of record in Book 5673, Page 578, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights-of-way for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantees herein.

This is unimproved (xx) improved property, known as 1039 Battery Lane, (House Number) (Street) Nashville, Tennessee 37220 (P. O. Address) (City or Town) (Postal Zip)

Witness our hands this 17th day of May, 1984

Michael G. Shears
MICHAEL G. SHEARS

Katherine B. Shears
KATHERINE B. SHEARS

STATE OF TENNESSEE
Davidson County

BOOK 6296 PAGE 63

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named MICHAEL G. SHEARS and wife, KATHERINE B. SHEARS,

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 17th day of May, 19 84.

Commission expires 2/19/88

Notary Public

STATE OF TENNESSEE
Davidson 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

QUITCLAIM DEED

FROM
MICHAEL G. SHEARS and wife,

TO
KATHERINE B. SHEARS

MICHAEL G. SHEARS CO., INC.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

I 2 3 6 8

IDENTIF. REFERENCE

MAY 21 12 01 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN