Form No. WD-6

This Form furnished by Attorneys Title Company, Inc.

BOOK 6593 PAGE 347

FROM

James A. Richardson, a widower

AND

Phillip H. Miller, Trustee

TO

Phillip H. Miller, Trustee

TO

Virginia R. Evans and Rubye R. Lee as tenants-in-common

QUITCLAIM DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
VIRGINIA EVANS (NAME)	SAME (NAME)	43-13
303 Forrest Park Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	383
Madison, TN 37115 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

THIS INSTRUMENT WAS PREPARED BY

Phillip H. Miller, Attorney
10 American Trust Bldg.
Nashville, TN 37201

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 25 DAY OF June, 19[illegible]

Notary Public

MY COMMISSION EXPIRES: 10/25/[illegible]

(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 tenancy-in-common between my daughters,

~~We~~ I, JAMES A. RICHARDSON, a widower

by these presents do hereby quitclaim and convey unto Phillip H. Miller, Trustee, his successors and assigns, the following described tract or parcel of land, to wit:

Land in Davidson County, Tennessee being the westerly 50 feet of the northerly 225 feet of Lot No. 41 of Block "I" on the Plan of Forest Park Subdivision at Madison, Tennessee, as of record in Book 843, Page 44, Register's Office for said County.

Said part of said Lot No. 41 fronts 50 feet on the southerly side of Elm Street and runs back between parallel lines 225 feet to a dead line.

Being the same property conveyed to James A. Richardson and wife, Bonnie C. Richardson by deed from James M. Mitchell and wife, Brenda L. Mitchell of record in Book 5484, Page 653, Register's Office for Davidson County, Tennessee. The said Bonnie C. Richardson having since died.

This is unimproved (X) improved ( ) property, known as 416 Elm Street (House Number) (Street) Madison, TN 37115 P. O. Address: (City or Town) (Postal Zone)

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

BOOK 6592 PG 348

And now, I, the said Phillip H. Miller, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto Virginia R. Evans and Rubye R. Lee, as tenants-in-common

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 25 **day of** June, **19**85.

Witnesses: Mary L. Poindexter
Pam Jackson

James A. Richardson

Phillip H. Miller **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,** JAMES A. RICHARDSON, **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 25 **day of** June **19**85.

Sheila K Hardin
Notary Public.

My commission expires: 5-29-89

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,** PHILLIP H. MILLER, **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 25 **day of** June **19**85.

Teresa B. Burns
Notary Public.

My commission expires: 10-20-85

J 1 6 2 9 6

IDENTIF. REFERENCE

JUN 26 3 14 PM '85

DAVIDSON COUNTY, TN