QUITCLAIM DEED

File #1

FROM: Estate of Robert C. O'Leary, Deceased, by Executrix, Mrs. John M. O'Donnell, Grantor

This instrument was prepared by:
Jane L. Davis
Farris, Warfield & Kanaday
Seventeenth Floor
Third National Bank Building
Nashville, Tennessee 37219

TO: Dorothy O'Leary O'Donnell, as Beneficiary, Grantee

BOOK G736 PAGE 682

Address New Owner(s) as Follows:	Send Tax Bills To:	Map-Parcel Numbers
Dorothy O'Leary O'Donnell 2817 Belcourt Avenue Nashville, Tennessee 37212	Same	104-13-70 Field Book Numbers

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is Zero Dollars ($0.00).

Mrs. John M. O'Donnell
Affiant

SUBSCRIBED AND SWORN TO before me, this 12th day of December, 1985.

Victoria C Francis
Notary Public

My Commission Expires: My Commission Expires JULY 17, 1988

FOR AND IN CONSIDERATION OF the sum of Zero Dollars ($0.00), the receipt and sufficiency of which are hereby acknowledged, Grantor has bargained and sold, and by these presents does transfer, quitclaim and convey unto the said Grantee, her heirs, successors, and assigns, all of its rights, title and interest in and to a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> Being lot No. 24 of Block "G", and a strip of land lying between said lot and Leonard Avenue, as now established on the map of the

Whitland Realty Company's Subdivision, as of record in Book 332, page 141, Register's Office for said county, described together as follows:

Beginning at the northwest corner of Rolland Road and Leonard Avenue, as now established; thence with the westerly margin of said avenue northwardly 100 feet to a point 10 feet east of the corner of lots Nos. 23 and 24; thence westwardly 10 feet to the corner of said two lots, continuing in the same direction 200 feet, in all 210 feet, to the common corner of lots Nos. 13, 14, 23 and 24; thence with the line between lots Nos. 14 and 24, southwardly 100 feet to the northerly margin of Rolland Road; thence with said road eastwardly 210 feet to the beginning.

Being the same property devised by Will of Robert C. O'Leary to Dorothy O'Leary O'Donnell of record in Will Book 147, page 762, Probate Court of Davidson County, Tennessee; and being the same property conveyed by deed to Robert Clemons O'Leary and wife, Viola O'Leary, by Dora Sanders on October 8, 1942 and of record in Book 1225, page 505, Register's Office of said County. Robert C. O'Leary's wife, Viola Kilb O'Leary, having predeceased him.

This is improved property, known as 235 Leonard Avenue, Nashville, Tennessee 37205.

Witness my hand this 12th day of December, 1985.

ESTATE OF ROBERT C. O'LEARY,
Deceased

By: Mrs. John M. O'Donnell
Mrs. John M. O'Donnell
Executrix

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Victoria C. Francis, a Notary Public of said County and State, Mrs. John M. O'Donnell, Executrix of the Estate of Robert C. O'Leary, deceased, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 12th day of December, 1985.

Victoria C Francis
Notary Public

My Commission Expires: My Commission Expires MAY 17, 1989

0814W/12-10-85

RECEIVED FOR RECORD
DEC 11 '85 AM 8:59
TITLE REFERENCE
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