THIS INSTRUMENT PREPARED BY: PATRICIA SPICER CARDEN, ATTORNEY-AT-LAW
236 FOURTH AVENUE NORTH, SUITE 200
NASHVILLE, TENNESSEE 37219
FROM INFORMATION FURNISHED BY THE PARTIES.

BOOK 6795 PAGE 899

QUITCLAIM DEED

ADDRESS NEW OWNERS:	SEND TAX BILLS TO:	MAP & PARCEL NOS.
Patricia Ann Manners	Same	Map 75-9
532 Debbie Drive		Parcel 22
Hermitage, TN 37076		

FOR AND IN CONSIDERATION of the sum of One ($1.00) Dollar and other valuable consideration, the receipt of which is hereby acknowledged, the undersigned, Mike Manners and wife, Jill McGinnis Manners

does hereby transfer quitclaim and convey unto Patricia Ann Manners

all right, title and interest that they may possess in the following described real property, to wit:

Land in Davidson County, Tennessee, being Lot No. 127 on the Plan of Hermitage Hills, Section I, as of record in Book 2900, pages 48 and 49, Register's Office for said County, described as follows:

Said Lot No. 127 fronts 54.07 feet on the westerly side of Bonnafield Court as measured around a curve and runs back 150 feet on the southeasterly line and 121 feet on the northerly line to a broken line in the rear on which it measures 216.7 feet.

Being the same property conveyed to Mike Manners and Jill McGinnis by deed from Harry D. Bass and E. W. Wilkerson of record in Book 6662, page 68, Register's Office for said County. Mike Manners and Jill McGinnis have since married, and Jill McGinnis and Jill McGinnis Manners are one and the same person.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust of record in Book 6662, Page 71, said Register's Office, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

MAR 4 3 47 PM '86
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

MAR.50 8 6029 6

This conveyance is subject to any and all restrictions, easements or deeds of trust which may appear of record.

WITNESS my hand this 4th day of January, 19 86.

Mike Manners

Jill McGinnis Manners

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5795 PAGE 900

The actual consideration or value, whichever is greater, for this transfer is $ 55,000.00 .

Affiant

Subscribed and sworn to before me this the 9TH day of January, 1986.

Notary Public

My commission expires: 7-17-88

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public of said county, Mike Manners and wife, Jill McGinnis Manners, the within named bargainors, 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 purpose therein contained.

WITNESS my hand, at office, this 9th day of January, 1986.

Notary Public

My commission expires: 7-17-88

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5795 PAGE 901

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

55000.00- DMRT.
143.00 CSTFX
.50 PRFEE
6.00 WDCC
CHECK 149.50-
57B9A03/04/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

80296

IDENTIFICATION REFERENCE

MAR 4 3 47 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 224197