BOOK 7002 PAGE 338 Box 22

QUITCLAIM DEED

FORM NO. WD-1

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 23rd DAY OF September 19 86

Notary Public

MY COMMISSION EXPIRES: 11-12-89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
I. DYKE TATUM, Attorney
Suite 200, Arena Place, 2001 Charlotte Avenue, Nashville, Tennessee 37203

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sunbelt Real Estate Investments, Inc. (NAME)	SAME (NAME)	83-13-10
1008 A Forrest Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	18W-13100
Nashville, TN 37206 (CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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~~ I, Harold Leach

Quitclaimed a ~~1/2 undivided interest~~

HEREINAFTER CALLED THE GRANTORS, HAVE ~~BARGAINED AND SOLD~~, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Sunbelt Real Estate Investments, Inc.

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. 203 on the Plan of East Edgefield Addition, of record in Book 21, page 147, Register's Office for said County.

SAID Lot No. 203 fronts 50 feet on the westerly margin of South 11th Street, formerly Smith Avenue, and extends back 185.8 feet on the northerly line and 187.4 feet on the southerly line to a dead line in the rear, measuring 50 feet thereon.

BEING the same property conveyed to Harold Leach and William R. Murray by deed from Robert L. Fraser and Zora A. Fraser of record in Book 6548, page 325, Register's Office for Davidson County, Tennessee. William R. Murray and wife, Jerrie L. Murray quitclaimed their one-half undivided interest to Sunbelt Real Estate Investments, Inc. of record in Book 6807, page 538, said Register's Office.

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

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume, to the extent same is assumable, the unpaid balance of a first mortgage Deed of Trust to Robert L. Fraser and Zora A. Fraser of record in Book 6548, page 328, Register's Office for said County.

This instrument is executed on behalf of Estelle K. Leach by Harold Leach as her Attorney-in-Fact pursuant to a Power of Attorney which is being placed of record with this instrument.

unimproved ( )
This is improved (X) property, know as 212 South 11th Street, Nashville, Tennessee
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

~~TO HAVE AND TO HOLD THE SAME UNTO THE GRANTEES, THEIR HEIRS AND ASSIGNS FOREVER, AND WE DO COVENANT WITH THE GRANTEES THAT WE ARE LAWFULLY SEIZED AND POSSESSED OF SAID LAND, HAVE A GOOD RIGHT TO CONVEY IT AND THE SAME IS UNENCUMBERED, UNLESS OTHERWISE NOTED HEREIN, AND WE FURTHER COVENANT AND BIND OURSELVES, OUR HEIRS AND REPRESENTATIVES TO WARRANT AND FOREVER DEFEND THE TITLE TO SAID LAND TO THE GRANTEES, THEIR HEIRS AND ASSIGNS AGAINST THE LAWFUL CLAIMS OF ALL PERSONS WHOMSOEVER.~~ Witness my hand this 23rd day of September, 19 86

Harold Leach

Estelle K. Leach By: Harold Leach

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 Harold Leach

the bargainor, with whom I am personally acquainted, * and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 23rd day of September, 1986

Commission expires 11-12-89

Notary Public

* or proved to me on the basis of satisfactory evidence.

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 _____

* or proved to be on the basis of satisfactory evidence.

Notary Public

WARRANTY DEED

FROM
Harold Leach

TO
Sunbelt Real Estate Investments, Inc.

IDENTIFICATION REFERENCE

FILED Sept 10 10 50 AM '86
FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

I. DYKE TATUM, Attorney
Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, Tennessee 37203

kcd

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 Harold Leach, with whom I am personally acquainted, or proved to be on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument on behalf of Estelle K. Leach as her Attorney-in-Fact as the free act and deed of the within named Estelle K. Leach.

Witness my hand and official seal at Nashville, Tennessee, this 23rd day of September, 1986.

Notary Public

My Commission Expires: 11-12-89