THIS INSTRUMENT PREPARED BY:
STEWART , BLACK & UNDERHILL
ATTORNEYS AT LAW
223 MADISON STREET
SUITE 108
MADISON, TENNESSEE 37115

RL-86-12-1043

BOOK 7060 PAGE 31

ADDRESS NEW OWNER(S):	MORTGAGEE:	MAP AND PARCEL NOS.
JOANN W. STEVENS and NANCY W. BINKLEY 2004 PORTER ROAD NASHVILLE, TENNESSEE 37206	NONE NONE NONE NONE	MAP 72-16 PARCEL 123 & 124

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of ONE AND NO/100 DOLLAR ($1.00) cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, WILSON W. WEST does hereby quitclaim, transfer and convey unto JOANN W. STEVENS and NANCY W. BINKLEY , their heirs and assigns, all of his right, title and interest in and to the hereinbelow described tract or parcel of land, subject to the rights of MARGARET A. LAMMONS WEST to live and reside in said property for so long as she desires or, so long as she is able or, until her death, which ever event first occurs. MARGARET A. LAMMONS WEST, wife of WILSON W. WEST, joins in the deed for the purposes of conveying any and all right, title and interest in and to said property she may have heretofore have had, marital or otherwise subject to the rights vested in her as set forth above.

The subject property is described as follows:

Land in Davidson County, Tennessee, being part of Lot No. 38 on the Map of Rosebank as of record in Book 547, page 48, Register's Office for said County, and the East 20 feet of the North 200 feet of Preston Avenue that was closed by an instrument of record in Book 1583, page 461, Register's Office for said County, and described as the H.Grizzard tract shown on the Plan of Part Two, Porter Heights, as of record in Book 1424, page 79, said Register's Office, and described as follows:

Beginning at a concrete monument on the south side of Porter Road at the northeast corner of Lot No. 1 on the Plan of Part III, Porter Heights, as of record in Book 1424, page 72, said Register's Office; thence easterly along Porter Road 230 feet to a concrete monument at the intersection of said Road and Wayne Drive; thence along Wayne Drive southerly 200.09 feet to the northeast corner of Lot No. 58 in Part II, Porter Heights; thence westerly along the north line of Lot Nos. 58 and 75, 230 feet to the southeast corner of Lot 1, Porter Heights, Part III; thence norhterly along the east line of Lot No. 1, 200.09 feet to the beginning.

Being the same property conveyed to Wilson W. West and wife, Johnnie Pearl West by deed from Herman H. Grizzard and wife, Margaret Roth Grizzard of record in Book 2096, page 554, Rgister's Office for Davidson County. The said Johnnie Pearl West having since died, property vests soley in Wilson W. West, her husband.

INSTRUMENT PREPARED BY:

BOOK 7060 PAGE 32

This is improved property known as 2004 Porter Rd., Nashville, Tennessee 37206.

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

WITNESS my hand and official seal at Madison, Tennessee, this the 3rd day of December, 1986.

6984.34.

IDENTIFICATION REFERENCE

Dec 4 3 29 PM '86

FELIX Z. WILSON JR. REGISTER DAVIDSON COUNTY, TN

x Wilson W West
WILSON W. WEST

x Margaret A. Lammons West
MARGARET A. LAMMONS WEST

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual Consideration or Value for this Transfer is NONE.

x Joann N. Stevens
x Nancy N. Binkley
AFFIANT

Subscribed and sworn to before me this the 3rd day of December, 1986.

Diana L. Montgomery
NOTARY PUBLIC

MY COMMISSION EXPIRES: 11-12-89

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, the within named WILSON W. WEST ET UX, MARGARET A. LAMMONS WEST the Bargainors with whom I am personally acquainted, and who acknowledged that they executed the within named instrument for the purposes therein contained.

WITNESS my hand and official seal at Madison, Tennessee, this the 3rd day of December, 1986.

Diana L. Montgomery
NOTARY PUBLIC

MY COMMISSION EXPIRES: 11-12-89