Map 71-16 Par 21
60-7-44 Ts

For and in consideration of five dollars cash in hand paid to us by Kathryn Harris of Cheatham County, Tennessee, the receipt of which is hereby acknowledged, and of our love and affection for the said Kathryn Harris, we, Mary C. Catlett and Willie Mai Speck, have this day bargained and sold and do hereby transfer and convey to the said Kathryn Harris as trustee, and to her successor in trust, certain property in Davidson County, Tennessee, described as follows, to wit:

> Lots Nos. 20, 21, and 22 on the plat of the subdivision of the Joe Brown estate as of record at page 107 of Book 843 in the Register's office of Davidson County, Tennessee; the said Lot No. 20 fronting fifty feet on the west side of Jones Avenue and running back 97 feet on the north line and 95'7" on the south line to an alley, measuring fifty feet more or less thereon; the said Lots Nos. 21 and 22 fronting together 98 feet on the west side of Jones Avenue and running back 95'7" on the north line and 93'1" on the south line to an alley, measuring one hundred feet thereon;
> being the same property conveyed by deeds recorded at page 271 of Book 1,855, page 950 of Book 3,969, page 773 of Book 4,763, and page 417 of Book 4,778 in the said Register's office;
>
> Lot No. 74 on the plan of Section V in Hillcrest Acres as recorded at page 136 of Book 2,331 in the said Register's office; the said Lot No. 74 fronting 140 feet on the east side of Lyndale Drive and extending back between lines measuring 219½ feet on the north line and 213.4 feet on the row line to an irregular line in rear measuring 141.7 feet thereon;
> being the same property conveyed to Mary C. Catlett and Willie Mai Speck from Robert Clayton Harris and wife Kathryn Harris by deed dated December 31st, 1973, and recorded at page 419 of Book 4,778 in the said Register's office;

to have and to hold this said property to the said Kathryn Harris as trustee, and to her successor in trust, forever. We covenant that we are lawfully seised of the said property, that we have good right to convey it, and that it is unencumbered, * We further covenant and bind ourselves, and our heirs and representatives, to warrant and defend the title to the said property to the said Kathryn Harris as trustee, and to her successors in trust and her assigns forever against the lawful claims of all persons.

But this conveyance is made in trust for the following uses and trusts and for no other purposes, to wit:

THIS INSTRUMENT WAS PREPARED BY
W. R. BAKER
ATTORNEY AT LAW
BOX 245
ASHLAND CITY
TENNESSEE 37015

* accept for a trust deed of the said Lots Nos. 20, 21, and 22 to secure payment of a note to Third National Bank.

for our said trustee and her successors in trust to hold, manage, and control, but not to sell or otherwise convey, in her own absolute discretion, only for the support or benefit of us or the survivor of us during our natural lives, and then to terminate this trust by conveying the said property to herself, the said Kathryn Harris, it being our intent and purpose to retain the use and benefit of the said property for us and the survivor of us during our natural lives, to avoid the alienation of fractional interests in the said property by will or inheritance or otherwise, and to assure an agreed and desired dispostion of the said property. We agree that we jointly, and the survivor of us individually, will keep all buildings on the said property insured by some reliable fire-insurance companies for their maximum insurable value for so long as any such building is actually occupied by us or either of us, and to have such insurance policies made payable to our said trustee or her successor in trust for the benefit of us or the survivor of us. We further agree that we jointly, and the survivor of us individually, will pay promptly when due all taxes or other such levies of any kind during the natural lives of us and the survivor of us, and also keep all the improvememts on the said property in good repair and preservation. But if we or the survivor of us should fail during the natural lives of us and the survivor of us to maintain such insurance, pay such taxes, or keep up any such repairs, then we agree to reimburse our said trustee for her paying such taxes, maintaining such insurance, keeping up such repairs, or performing any other necessary maintenance of the said property, insofar as any money for such purposes has been actually expended by her.

In the event of the refusal of our said trustee to act as such trustee, then we reserve the right for ourselves, or the survivor of us, to name and appoint

a successor trustee to execute this trust; and in such case the title conveyed herein to our said trustee shall vest in the said successor. And we reserve the right by joint deed of ourselves or the survivor of us, together with the said trustee or successor trustee as provided herein, to amend this deed of trust in any way whatever.

Witness our signatures this December 15th, 1986.

Mary C. Catlett

Willie Mai Speck

State of Tennessee §
Cheatham County §

Mary C. Catlett and Willie Mai Speck, with whom I am personally acquainted, and who are referred to in the foregoing deed of trust, personally appeared before me, a Notary Public at large for the State of Tennessee, and on oath acknowledged that they executed the foregoing deed of trust for the purposes stated in it.

Witness my signature and official seal in Ashland City, this December 15th, 1986.

NOTARY PUBLIC AT LARGE TENNESSEE

Notary Public

My commission expires June 11th, 1989.

I, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $8700.00, which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this the 22nd day of Dec 1986

Wilda B. Smith

June 11th, 1989

WILDA B. SMITH NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

JAN 5 2 53 PM '87

IDENTIFICATION REFERENCE

80094

The beneficial owners of the land, to which tax bills should be paid, are: Mary C. Catlett and Willie Mai Speck
2932 Lyndale Drive
Nashville, Tennessee 37207

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

RECEIVED OF _____

FOR _____

BOOK 7095 PAGE 916

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

[illegible] AMT.
24.30 STAX
.50 PREC.
9.00 MISC
CHECK 33.80-
5130801/0507 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

80094

IDENTIFICATION REFERENCE

JAN 5 2 53 PM '87

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 30782