Map 91-4 par. 64

Buyers address: 1021 College Ave. Nash., TN.
Owner & Jo Ann Bills

Prepared by:
Kirk Newell
Territory of the Virgin Islands

QUITCLAIM DEED

BOOK 7128 PAGE 811

THIS INDENTURE, made this 26th day of January, 1987, by and between ROSARY E. HARPER, of St. Thomas, Virgin Islands, and SARAH E. HARPER, of Nashville, Tennessee, hereinafter referred to as the Grantor and Grantee, respectfully;

WITNESSETH THAT the Grantor, for and in consideration of the sum of One Dollar and other good and valuable consideration, receipt of which is hereby acknowledged, hereby grants, conveys and QUITCLAIMS, without warranty, unto the said Grantee, her heirs and assigns forever, in fee simple, all her right title and interest in that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in the City of Nashville, Davidson County, Tennessee, commonly known as 1021 College Avenue, Nashville, Tennessee, and being more particularly described as Lot # 10 on the Map of University Heights Subdivision, Section 2, revised, as of Record in Book 1424, page 122, Resgister's Office for said county described as follows:

Beginning at a point in the southwesterly terminus circle of College Avenue at the corner of Lots Nos. 10 and 11; thence with the line between said lots South 46° 27' West 215.93 feet to a point; thence South 40° 07' East 25.39 feet to a point; thence North 74° 38' East 30 feet to the corner of Lots Nos. 9 and 10; thence with the line between said lots North 41° 21' East 133.25 feet to a point; thence North 1° 05' East 35 feet to the margin of College Avenue; thence with the margin of the same Northwesterly around a curve 27.48 feet to the beginning.

TOGETHER WITH the tenaments and improvements thereon, and the hereditaments and appurtenances thereunto;

TO HAVE AND TO HOLD unto the said Grantee in FEE SIMPLE DETERMINABLE; but if said Grantee shall sell, transfer, alienate or convey said parcel, by deed will or otherwise, except for the purposes of obtaining a loan, during the lifetime of the said Grantor Rosary Harper, then and in that event the estate granted herein shall terminate, and the Grantor shall have the right to reenter as of her former estate. No transfer in trust for the purpose of obtaining financing shall be such a transfer as shall defeat or terminate the estate herein granted.

SUBJECT TO conditions, covenants, easements and restrictions of record.

IN WITNESS WHEREOF the Grantor has duly executed this Deed the day and year above first written:

Rosary E. Harper
ROSARY E. HARPER

In the presence of:

_____

_____

TERRITORY OF THE VIRGIN ISLANDS)
DIVISION OF ST THOMAS & ST JOHN)

On this the 26th day of January, 1987, before me, the undersigned officer personally appeared Rosary E. Harper, known to me to be the person whose name is subscribed to this instrument and she acknowledged that she executed the same for the purposes therein contained.

IN WITNESS WEREOF I hereunto set my hand and official seal:

Kirk Newell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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The actual consideration for this transfer or value of property is $20,000.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

D. Ronald Ingram

Sworn to and subscribed before me this 3rd day of February, 1987

Rebecca M. Wiggs
NOTARY PUBLIC

My commission expires: 7-17-88

9091.3

IDENTIFICATION REFERENCE

FEB 5 12 40 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

RECEIVED

BOX 15

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

RECEIVED OF _____

FOR _____

BOOK 7128 PAGE 813

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

DO [illegible] - CAPIT.
50.00 CSTAX
.50 PRFEE
6.00 WDEED
CASH 62.50-
7246ADD/05/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9091.3

IDENTIFICATION REFERENCE

FEB 5 12 40 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 42684