BOOK 7484 PAGE 363

Form No. WD-6

This Form furnished by Attorneys Title Company, Inc.

FROM Lynn G. Phillips and Lillie L. Phillips

AND

TO Clara Willis Byrd, Trustee

FROM Clara Willis Byrd, Trustee

TO Lillie L. Phillips

QUITCLAIM DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lillie L. Phillips (NAME)	National Mortgage Co. (NAME)	64-1-119
1312 Haysboro Avenue (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	
Nashville, TN 37216 (CITY) (STATE) (P. O. ZIP)	Memphis, TN 38118 (CITY) (STATE) (ZIP)	

THIS INSTRUMENT WAS PREPARED BY

Clara Willis Byrd
Attorney at Law
12th Floor
First American Center
Nashville, TN 37238

mail

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ NONE

Lillie L. Phillips
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF February, 1988.

Deborah B. Holt
Notary Public

MY COMMISSION EXPIRES: 4-17-88

(AFFIX SEAL)

6.00

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to create a sole tenancy in Lillie L. Phillips

We, Lynn G. Phillips and Lillie L. Phillips

by these presents do hereby quitclaim and convey unto Clara Willis Byrd, Trustee, his successors and assigns, the following described tract or parcel of land, to wit:

Land in Davidson County, Tennessee, being the easterly part of Lot No. 1 on the Plan of Mrs. McGaugheys' Subdivision of part of tract No. 3 of A. J. McGaughey's Section Haysboro Subdivision, not of record, described according to a survey made by John Kohl, Surveyor, July 8, 1974 as follows:

Beginning at an iron pin in the southerly margin of Haysboro Avenue, eastwardly along said Haysboro Avenue 48.9 feet to a point; thence around a curve southeastwardly 54.8 feet to a monument in the westerly margin of Tanglewood Drive; thence southwardly along the westerly margin of said Tanglewood Drive 141 feet to an iron pin; thence westwardly 55 feet to an iron pin; thence northwardly 162.5 feet to an iron pin, the point and place of beginning.

Being the same property conveyed to Lynn G. Phillips and wife, Lillie L. Phillips, by deed from Margie Gleaves Van Deren, Marian Gleaves Rowe and Jean Gleaves, Devisees under the Will of Willie Bruce Gleaves, Deceased, of record in Book 4847, page 203, RODC, Tennessee.

This is unimproved / improved property, known as 1312 Haysboro Avenue, Nashville, TN 37216
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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

MAR 4 2 03 PM '88
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

IDENTIFICATION REFERENCE

D 1 0 1 8

And now, I, the said Clara Willis Byrd Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto Lillie L. Phillips, an unmarried person

her heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF we have hereunto set our hands on this the 17th day of February, 1988.

(X) Lynn G. Phillips
Lillie L. Phillips
Clara Willis Byrd Trustee.

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 LILLIE L. PHILLIPS, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that ~~she~~ executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee this 17th day of February, 1988.

Deborah B. Holt
NOTARY PUBLIC

My C.E. 4-17-88

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 LYNN G. PHILLIPS, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee this 5th day of January, 1988.

NOTARY PUBLIC

My C.E. My Commission Expires Jan. 10, 1989

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 CLARA WILLIS BYRD, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she, as Trustee, executed the within instrument for the purpposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee this 17th day of February, 1988.

Deborah B. Holt
NOTARY PUBLIC

My C.E. 4-17-88