Prepared by:
THE LAW OFFICE OF
GEORGE H. THOMPSON, III
112 Stahlman Building
Nashville, Tennessee 37201

BOOK 7488 PAGE 146

MAR 9 4 20 PM '98
FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

11525

ADDRESS OF NEW OWNER:
Lillie Mae Scruggs
2308 Osage Street
Nashville, TN 37208

SEND TAX BILLS TO:
SAME

MAP 81- 10
Parcel 235

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF LOVE AND AFFECTION (and no monetary consideration), WE, **IDA M. SCRUGGS** and **JAMES SCRUGGS**, heirs at law of **J.C. SCRUGGS**, deceased, for the purpose of conveying all our rights and interest to **LILLIE MAE SCRUGGS**, by these presents do hereby quitclaim and convey unto the said **LILLIE MAE SCRUGGS**, her heirs and assigns, the following described real estate situated Davidson County, Tennessee particularly described as follows, to-wit:

BEING parts of Lots Nos. 139 and 140 in Cobb's Subdivision of Lot No. 6 of the Harding Bosely Tract, a Plan of which is of record in Book 61, Page 155, Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING at a point in the northerly line of OSAGE STREET, which point is 90.5 feet east of the southeast intersection of Osage Street and 24th Avenue North; thence north 75 degrees 30' east 59.5 feet to the westerly margin of an alley; thence along the westerly margin of said alley north 15 degrees 30' west 100 feet; thence south 75 degrees 30' west 58.5 feet; thence south 15 degrees east 100 feet to the beginning.

BEING the same property conveyed to J.C. Scruggs and Lillie Mae Scruggs as tenants in common, by deed from J.C. Scruggs, of record in Book 6542, Page 573, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS 2308 OSAGE STREET, NASHVILLE, TENNESSEE 37208

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

03CHECK

6.00

IN WITNESS WHEREOF, WE have hereunto set our signatures, on this the 1st and 7th days of March, 1988.

X Ida Mae Scruggs
IDA M. SCRUGGS

X James Scruggs
JAMES SCRUGGS

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

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On this the 1 day of March, 1988, before me personally appeared **IDA M. SCRUGGS,** 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.

NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires April 17 1988

Carnell Scruggs
NOTARY PUBLIC My Commission Expires:

STATE OF ALABAMA)
)
COUNTY OF Madison)

On this the 7 day of March, 1988, before me personally appeared **JAMES SCRUGGS,** 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.

X Dorene Baird
NOTARY PUBLIC My Commission Expires: 9-3-91

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property or interest in property transferred, whichever is greater, is **NO ($0.00) DOLLARS,** which amount is equal to or greater than the amount the property or interest in property transferred would command at a fair and voluntary sale.

X James Scruggs
AFFIANT

SUBSCRIBED and **SWORN** to before me on this the 7 day of March, 1988.

Dorene Baird
NOTARY PUBLIC My Commission Expires: 9-3-91