QUITCLAIM DEED

2749 04/08 0101 03CHECK 80.62

FROM: Thelma B. Huggins, Kizzie Mai Huggins and Glenola Edna Robinson

TO: LaDoverick Huggins

ADDRESS NEW OWNER AND SEND TAX BILLS TO:

LaDoverick Huggins
1117 Stainback Ave.
Nashville, TN 37207

PREPARED BY:

George H. Cate, Jr.
1101 Stahlman Building
Nashville, TN 37201

MAP/PARCEL NOS: Map 82-3, Parcel 367

WHEREAS, Thomas Huggins at the time of his death was the owner of property generally described as 1117 Stainback Avenue, Nashville, Tennessee 37207, the said property having been conveyed to Thomas Huggins and wife, Thelma Huggins, by Deed of Record in Book 4452, page 148, Register's Office for Davidson County, Tennessee, and having been quitclaimed by Deed from Thelma Huggins to Thomas Huggins, of record in Book 4997, page 55, said Register's Office and

WHEREAS, the said Thomas Huggins, whose full name was Thomas Lee Huggins, Sr., died in Davidson County, Tennessee, on April 23, 1987, leaving a Last Will and Testament, and two Codicils thereto, which were duly probated in the Probate Court for Davidson County, Tennessee, under the proceeding number 79986, and are of record in Will Book 150, page 45, said Probate Clerk's Office and

WHEREAS, by the said Will and Codicils, specifically Codicil #2 to the said Will, the property at 1117 Stainback Avenue, Nashville, Tennessee, was devised to Thelma B. Huggins for life or until she remarried, with the remainder fifty percent (50%) to LaDoverick Huggins, twenty five percent (25%) to Kizzie Mai Huggins, and Twenty-five percent (25%) to Glenola Enda Robinson, and

WHEREAS, at the time of his death, Thomas Lee Huggins, Sr., resided at 1117 Stainback Avenue; since his death, the premises have been occupied by his surviving widow, Thelma B. Huggins, and by Glenola Edna Robinson, the daughter of Thelma B. Huggins (step-daughter of Thomas Lee Huggins, Sr.), and

WHEREAS, both Thelma B. Huggins, and Glenola Edna Robinson are single, having no spouses to claim an interest in the property,

and neither LaDoverick Huggins nor Kizzie Mai Huggins, the other parties with a remainder interest in the property under the Will of Thomas Lee Huggins, Sr., have occupied the premises as a place of residence, and

WHEREAS, all of the said parties by this Quitclaim Deed intend to resolve their respective rights in the property and to bring the estate of Thomas Lee Huggins, Sr., to a close, and

WHEREAS, it is the intention of Thelma B. Huggins, Kizzie Mai Huggins, and Glenola Edna Robinson to quitclaim their respective interests in the property to LaDoverick Huggins for the consideration herein stated,

NOW, THEREFORE, in consideration of the foregoing, and in further consideration of the sum of Twenty-Five Thousand, Four Hundred, Twenty-Seven and 16/100 Dollars ($25,427.16), of which Thirteen Thousand, One Hundred, Fifty-Nine Dollars and 47/100 has been paid by LaDoverick Huggins in cash (distributed as follows: $6,105.38 to Thelma B. Huggins, $3,081.17 to Kizzie Mai Huggins, $3,081.17 to Glenola Edna Robinson, One Dollar to Thomas Lee Huggins, Jr, $855.75 to Cate and Setzer, Attorneys, and $35 to the Probate Clerk), and for the balance of which LaDoverick Huggins has given Three (3) promissory notes totalling Twelve Thousand, Two Hundred, Sixty-Seven Dollars and 69/100 ($12,267.69) to Thelma B. Huggins, Kizzie Mai Huggins, and Glenola Enda Robinson, respectively, secured by a Deed of Trust of even date herewith, we, Thelma B. Huggins, Kizzie Mai Huggins, and Glenola Edna Robinson, hereby quitclaim, grant and convey unto LaDoverick Huggins, his heirs and assigns, all of our right, and interest in and to the following tract or parcel of land in Davidson County, Tennessee, described as follows:

Being Lot No. 55 on the Plan of Sharp & Horn's First Addition to Northeast Nashville, as record in Book 57, page 152, Register's Office for Davidson County, Tennessee.

Said Lot No. 55 fronts 50 feet on the easterly side of Stainback Avenue and runs back between parallel lines 153 feet to an alley.

IN WITNESS WHEREOF, we have executed this Quitclaim Deed on this 8th day April, 1988.

Thelma B. Huggins
THELMA B. HUGGINS

Kizzie Mai Huggins
KIZZIE MAI HUGGINS

Glenola Edna Robinson
GLENOLA EDNA ROBINSON

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 Thelma B. Huggins, Kizzie Mai Huggins, and Glenola Edna Robinson, the Bargainors, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 8th day of April, 1988.

George W. Cate, Jr.
Notary Public

My Commission Expires:
Sept. 9, 1989

The actual consideration or value, whichever is greater for this transfer is $25,427.16.

AFFIANT

Sworn and subscribed before this 8th day of April, 1988.

George W. Cate, Jr.
Notary Public

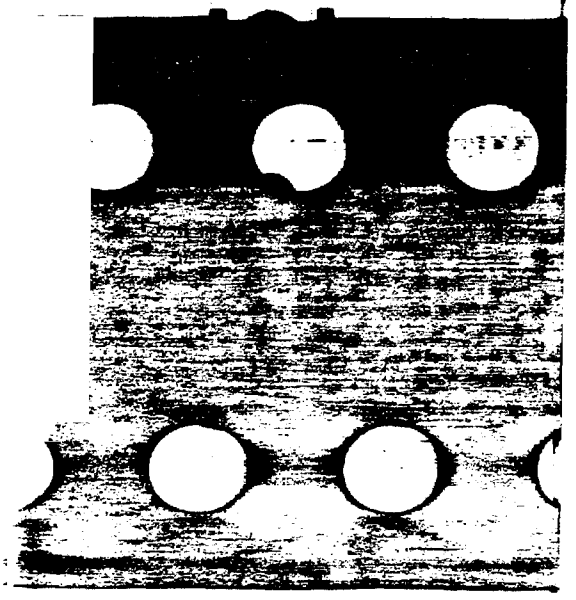
My Commission Expires:
Sept. 9, 1989

19950

IDENTIFICATION REFERENCE

APR 8 1 28 PM '88

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN



OFFICIAL RECEIPT

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

RECEIVED OF _____

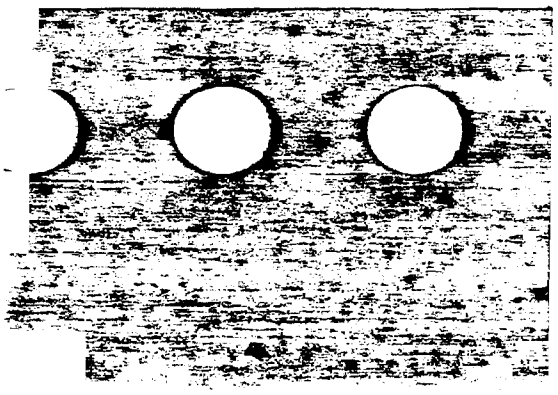
FOR _____

BOOK 7512 PAGE 224

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
			CAMT	25427.16
			CON TX	71.12
			PRFEE	0.50
			WDEED	9.00
			TOTAL	80.62
			CHECK	80.62

04/08/88 01 13:26 0001 2749



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

19950

IDENTIFICATION REFERENCE

APR 8 1 25 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 78928