QUIT-CLAIM DEED RAMCO FORM 8 BOOK 7528 PAGE 300

This Quit-Claim Deed, *Executed this* 16th *day of* February , *A. D.* 1988 , *by*

ANNIE RUTH BLACK, a widow and unremarried person

first party, to

ANNIE RUTH BLACK, a widow and unremarried person, THOMAS A. NIX and JEWEL B. NIX, his wife, as joint tenants with the right of survivorship.

whose postoffice address is 181 Marvin Road, Ormond Beach, Florida 32074

9100 04/28 0101 03CHECK 12.00

second party:

(Wherever used herein the terms "first party" and "second party" shall include singular and plural, heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

Witnesseth, *That the said first party, for and in consideration of the sum of* $11,975.00 *in hand paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quit-claim unto the said second party forever, all the right, title, interest, claim and demand which the said first party has in and to the following described lot, piece or parcel of land, situate, lying and being in the County of* Davidson *State of* Tennessee , *to-wit:*

Land in Davidson County, Tennessee, being Lot No. 19 on the Plan of Twin Lawn Subdivision, as of record in Book 2331, page 9, Register's Office for Davidson County, Tennessee, and more particularly described as follows:

Said Lot 19 front 86 feet on the Northerly margin of Lakeland Drive and extends back between lines, 235.4 feet on the Westerly line, and 231.9 feet on the Easterly line to a dead line in the rear, on which it measures 95 feet.

Being the same property conveyed to Milton Ray Black and Wife, Annie Ruth Black, by Deed from C. D. Bullington and Wife, Lutie Mai Bullington, as of record in Book 2444, Page 304, Register's Office for Davidson County, Tennessee.

SUBJECT TO taxes forthe year 1988 and all subsequent years.
SUBJECT TO restrictions of record, if any, mention of which shall not serve to reimpose same.

APR 28 9 44 AM 88
FELIX 2. MILTON JR. REGISTER
DAVIDSON COUNTY, TN.
IDENTIFICATION REFERENCE
25218

To Have and to Hold [illegible] *the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said first party, either in law or equity, to the only proper use, benefit and behoof of the said second party forever.*

In Witness Whereof, *The said first party has signed and sealed these presents the day and year first above written.*

Signed, sealed and delivered in presence of:

Annie Ruth Black L.S.
Annie Ruth Black

L.S.

STATE OF FLORIDA,
COUNTY OF VOLUSIA }

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State aforesaid and in the County aforesaid to take acknowledgments, personally appeared

ANNIE RUTH BLACK, a widow and unremarried person

to me known to be the person described in and who executed the foregoing instrument and she acknowledged before me that she executed the same.

WITNESS my hand and official seal in the County and State last aforesaid this 16th day of February, A. D. 19 88.

NOTARY PUBLIC

Gloria M. Banta
NOTARY PUBLIC, State of Florida at Large
My Commission Expires April 28, 1991
Bonded by AMERICAN PIONEER CASUALTY INSURANCE CO

This Instrument prepared by:
Address

Sharon B. Logan, Attorney
400 S. Atlantic Avenue
Suite 110
Ormond Beach, Florida 32074

Mail

AFFIDAVIT

STATE OF FLORIDA

COUNTY OF VOLUSIA

ANNIE RUTH BLACK being duly sworn, deposes and says:

1. That she is the survivor of the joint tenant estate of Milton Ray Black, deceased and resides at 181 Marvin Road, Ormond Beach, Florida 32074.

2. That she was well acquainted with the deceased during the deceased's lifetime, and that at the time of death which occurred on September 23, 1987, the residence and domicile of the deceased was in the State of Florida.

3. That the deceased did not dwell or lodge in any other state other than Florida during or for the greater part of any period of twelve consecutive months immediately preceding his death; and, further that she is familiar with the administration of said estate.

4. That all prior legacies, debts, funeral expenses, inheritance, transfer and other taxes and administration expenses of the said decedent's estate have been paid or otherwise amply provided for and this affidavit is made for the purpose of veryifing the same.

Annie Ruth Black.

ANNIE RUTH BLACK
Surviving Tenant
Personal Representative

SWORN TO AND SUBSCRIBED before me this 16th day of February, 1988.

Gloria M Baxter

Notary Public
State of Florida at Large.

My commission expires:

Notary Public, State of Florida at Large
My Commission Expires April 28, 1991
Bonded by AMERICAN PIONEER CASUALTY INSURANCE CO.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Annie Ruth Black, Thomas A. Nix & Jewel B. Nix (NAME)	Jewel B. Nix (NAME)	096-09-0 175.00
181 Marvin Road (STREET ADDRESS OR ROUTE NUMBER)	181 Marvin Road (STREET ADDRESS)	Field #03 DZ59702
Ormond Beach, FL 32074 (CITY) (STATE) (P. O. ZIP)	Ormond Beach, FL 32074 (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

STATE OF FLORIDA }
COUNTY OF VOLUSIA }

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

$ 10.00 Annie Ruth Black

Jewel B. Nix

Thomas A. Nix

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 10th DAY OF March 1988.

Notary Public

MY COMMISSION EXPIRES: NOTARY PUBLIC, State of Florida at Large My Commission Expires January 31, 1991

(AFFIX SEAL)

NOTARY PUBLIC, State of Florida at Large
My Commission Expires January 31, 1991
Bonded Thru [illegible]