This instrument prepared by:
Claiborne K. McLemore, III, Esq.
Trabue, Sturdivant & DeWitt
27th Floor, L & C Tower
Nashville, TN 37219

BOOK 7583 PAGE 912

QUITCLAIM DEED

Address New Owner(s):	Send Tax Bills To:	Map/Parcel No.
Milton L. Routt, Jr. 3415 West End Avenue, #1004D Nashville, TN 37203	Fidelity Federal Savings & Loan Association 401 Union Street Nashville, TN 37219	Part of Map 104-6-109 26W-05420

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, THE ESTATE OF MILTON L. ROUTT, SR. (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey unto MILTON L. ROUTT, JR. all of its right, title and interest in the following described interest in property in the County of Davidson, State of Tennessee, and more particularly described as follows:

0194 06/27 0101 030HECK 12.00

All that real property described on the attached Exhibit A, the terms of which are hereby included in their entirety.

This is improved property known as 3415 West End Avenue, #1004D, Nashville, Tennessee 37203.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the Grantor has executed this instrument on this 27th day of June, 1988.

THE ESTATE OF MILTON L. ROUTT, SR.

By: _____
Milton L. Routt, Jr.,
Executor

SOLE BENEFICIARY OF THE ESTATE OF MILTON L. ROUTT, SR.:

_____
Dorothy Ann Routt

44077

IDENTIFICATION

JUN 27 1 38 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

RUSH

STATE OF Tennessee)
)
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Milton L. Routt, Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be executor of the Estate of Milton L. Routt, Sr., the within named bargainor, an estate, and that he, as such executor, executed the foregoing instrument for the purposes therein contained, by signing the name of the estate by himself as executor.

Witness my hand and seal, at office in Nashville, TN, this 27th day of June, 1988.

Ruth H Boner
Notary Public

RUTH H. BONER * NOTARY PUBLIC AT LARGE * STATE OF TENNESSEE

My Commission Expires: 3-3-92

STATE OF Tennessee)
)
COUNTY OF Davidson)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Dorothy Ann Routt, 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, TN, this 27th day of June, 1988.

Ruth H Boner
Notary Public

RUTH H. BONER * NOTARY PUBLIC AT LARGE * STATE OF TENNESSEE

My Commission Expires: 3-3-92

STATE OF Tennessee)
)
COUNTY OF Davidson)

The actual consideration for this transfer of property is $10.00 and no other monetary consideration.

Sworn to and subsscribed before me this 20th day of June, 1988.

Notary Public

My Commission Expires: 3-3-92

WP:CKM06233

EXHIBIT A

All the Grantor's interest in the land in Davidson County, Tennessee, being Unit No. 1004D on the Plan of Continental Condominiums of record in Plat Book 5200, page 399, said Register's Office, to which plan reference is hereby made for a more complete legal description.

This conveyance is made subject to a permanent overhang easement for the construction and maintenance of an electrical power transmission line, said right conveyed in Book 4825, page 592, said Register's Office, to all easements and setback lines as shown on the Plat of record in Book 5200, page 399, said Register's Office and to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 64-2701 et seq. of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; and is subject to the By-Laws for the administration thereof; also subject to easements, rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including without limitations all conditions, covenants, restrictions, options, burdens, assessments, and other undertakings contained in the Master Deed Establishing a Horizontal Property Regime of Continental Condominiums, of record in Book 5862, page 589, said Register's Office and By-Laws of record in Book 5862, page 626, Register's Office for Davidson County, Tennessee.

Being the same interest in property conveyed to Milton L. Routt, Sr. by deed of record in Book 6081, page 231, Register's Office for Davidson County, Tennessee, the said Milton L. Routt, Sr. having subsequently died; his Last Will and Testament being admitted to probate in WASHINGTON County, Texas, and a certified copy thereof being of record in Book 7583, page 198, Register's Office for Davidson County, Tennessee.

WP:CKM06231