ADDRESS NEW OWNER:
James H. Flippen
1604 Otter Creek Road
Nashville, Tennessee 37215

SEND TAX BILLS TO:
Same

MAP AND PARCEL NO:
145-13-16 ae

BOOK 7656 PAGE 495

THIS INSTRUMENT PREPARED BY:
William H. Tate
Gracey, Ruth, Howard, Tate & Sowell
174 Third Avenue North, Suite 200
Nashville, Tennessee 37201

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF the sum of One Dollar ($1.00) cash in hand paid and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Helen Duty Flippen, and Robert Ezell Flippen, Jr. and wife, Lisa Flippen, do hereby, for themselves and their heirs, executors and administrators, convey and quitclaim unto James Harden Flippen, all of their right, title and interest in and to the following described real estate located in Davidson County, Tennessee, to wit:

TRACT NO. I:
Being Lot No. 116 on the Plan of Tyne Valley Estates, Section 5, as of record in Book 3600, page 54, Register's Office for said County.

Said Lot No. 116 fronts 285.33 feet along the northwesterly margin of Otter Creek Road and extends back 270.8 feet on the westerly line and 194.85 feet on the easterly line to a line at the rear on which it measures 294.9 feet.

TRACT NO. I being the same property conveyed to James Harden Flippen and Harden E. Flippen, tenants in common, by deed from Dewey L. Alford, Jr. and wife, Jewell Alford, of record in Book 4709, page 982, Register's Office for Davidson County, Tennessee, and being the same property vested in James Harden Flippen and in Helen Duty Flippen, as devisee under the Last Will and Testament of H. E. Flippen and "upon her [Helen Duty Flippen] death, then to our son James Harden Flippen and our grandson Robert Ezell Flippen, Jr., on a pro-rata, one third to Robert Ezell Flippen, Jr. and two-thirds to James H. Flippen," of record in Will Book 122, page 600, Probate Court for Davidson County, Tennessee.

IN WITNESS WHEREOF we have hereunto set our hands this 15TH day of SEPTEMBER, 1988.

69042

INDEXED REFERENCE

SEP 20 12 57 PM '88

RUSH

Helen D. Flippen
HELEN DUTY FLIPPEN

ROBERT EZELL FLIPPEN, JR.

LISA FLIPPEN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Helen Duty Flippen, Robert Ezell Flippen, Jr. and wife, Lisa Flippen, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within instrument as their free act and deed for the purposes therein contained.

WITNESS MY HAND AND SEAL at office in Nashville, Tennessee this 16 day of September, 1988.

NOTARY PUBLIC

My Commission Expires: 13 May 1989

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $ -0- .

Affiant

Sworn to and subscribed before me this 20th day of September, 1988.

Notary Public

My Commission Expires: 11-9-91

9785 09/20 0101 03CHECK 6.00