QUITCLAIM DEED

4660 04/11 0101 03CHECK 16.40

FROM: EARL GAINES, III and VANESSIA C. GAINES

FROM: GAY LISA LEVINE, TRUSTEE

TO: GAY LISA LEVINE, TRUSTEE

TO: EARL GAINES, III

Address New Owner As Follows:

Earl Gaines, III
805 - 45th Avenue North
Nashville, TN 37209

Send Tax Bills:

Dominion Bancshares
Mortgage Corp.
9900 Main Street
Fairfax, VA 22031

Map-Parcel Nos.

91-12-46

12W-38110

This Instrument Was Prepared By:
MORRIS LEVINE
Attorney at Law
1119 Stahlman Bldg.
Nashville, TN 37201

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
The actual consideration or value, whichever is greater, for this transfer is $ 3,000.00.

Earl Gaines III
Affiant

Sworn to and subscribed before me, this 4th day of April, 1989.

Jacqueline Orr Wiggins
Notary Public

My commission expires: 3/13/92

NOTARY PUBLIC DAVIDSON COUNTY

FOR AND IN CONSIDERATION of a lien in the sum of Three Thousand ($3,000.00) as hereinafter described, and for the express purpose of making a re-conveyance to create tenancy in fee simple,

We, Earl Gaines, III and Vanessia C. Gaines

by these presents do hereby quitclaim and convey unto GAY LISA LEVINE, TRUSTEE, her successors and assigns, the following described tract or parcel of land, to-wit:

LAND in Davidson County, Tennessee described as follows:

BEING Lot Nos. 104, 106, and 108, Block 61, Plan 1 of West Nashville, of record in Book 57, Pages 74 and 75, Register's Office for Davidson County, Tennessee.

SAID Lot Nos. 104, 106, and 108 front 25 feet each on the westerly side of 45th Avenue, North, formerly 4th Street and run back between parallel lines 110 feet to an alley. Lot No. 108 is bound on the north by an alley 25 feet wide.

BEING the same property conveyed to Earl Gaines, III and wife, Vanessia C. Gaines, by deed from Darce F. Sullivan and David Ray Hays, of record in Book 6136, page 702, Register's Office for Davidson County, Tennessee; the said Vanessia C. Gaines having since obtained a decree of absolute divorce of and from the said Earl Gaines, III, in the Fourth Circuit Court for Davidson County, Tennessee, Docket No. 86D-2264, in the cause styled Vanessia Chanty Gaines vs. Earl Gaines, III. The said Vanessia C. Gaines and Vanessia Chanty Gaines being one and the same person.

This is improved property, known as:
805 - 45th Avenue North, Nashville, Tennessee 37209

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

And now, I, the said GAY LISA LEVINE, TRUSTEE, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto EARL GAINES, III, and his heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and

said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth, and is further subject to a lien in favor of the said VANESSIA C. GAINES and/or CEDRIC E. GAINES AND SERITA Y. GAINES, in the sum of Three Thousand & 00/100 ($3,000.00) Dollars, due and payable upon the sale, conveyance, or transfer of said property by the Grantee herein, or his representatives.

IN WITNESS WHEREOF, we have hereunto set our hands on this the 4th day of April, 1989.

23972

IDENTIFICATION REFERENCE
APR 11 12 59 PM '89
FELIX Z WILSON CLERK & REGISTER
DAVIDSON COUNTY, TENN.
RECEIVED

Vanessia C Gaines
Earl Gaines III
Gay Lisa Levine
Trustee

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 VANESSIA C. GAINES, 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, Tennessee, this 4th day of April, 1989.

Trina R Scarbrough
Notary Public

My Commission Expires: 11-12-89.

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 EARL GAINES, III, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 4th day of April, 1989.

Jacqueline Ossie Diggins
Notary Public

My Commission Expires: 3-3-92.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

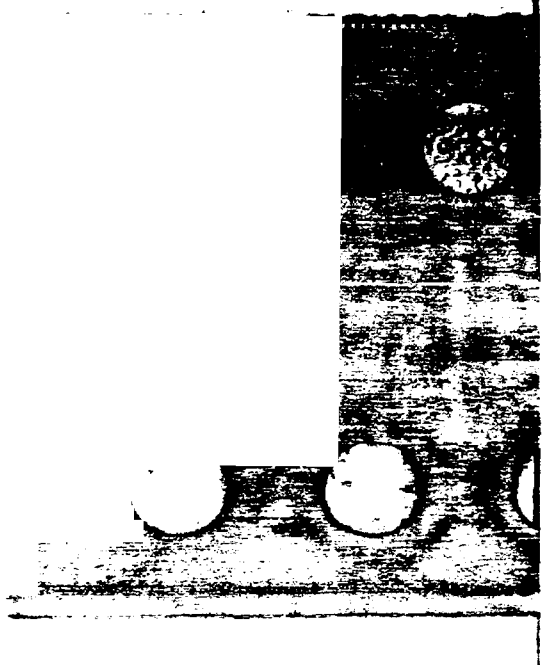
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named GAY LISA LEVINE, TRUSTEE, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she, as Trustee, executed the within instrument for the purposes therein contained.

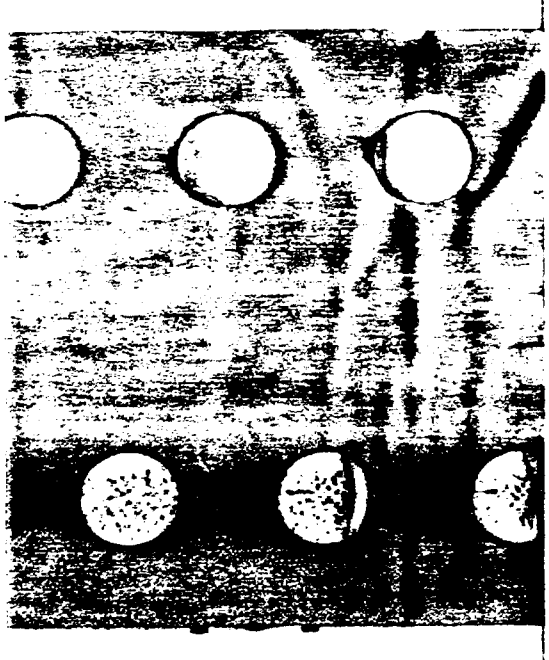
Witness my hand and official seal at Nashville, Tennessee, this 4th day of April, 1989.

Trina R Scarbrough
Notary Public

My Commission Expires: 11-12-89.

59:066





**OFFICIAL RECEIPT**

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

RECEIVED OF _____

FOR _____

BOOK 7814 PAGE 577

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

| | |
|---|---|
| CAMT | 3000.00 |
| CON TX | 9.90 |
| PRFEE | 0.50 |
| WDEED | 6.00 |
| TOTAL | 16.40 |
| CHECK | 16.40 |

04/11/89 01 12:59 0001 4660

23972.

IDENTIFICATION REFERENCE

APR 11 12 59 PM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 198057