[ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
[Patsy P. Sanderson [5007 Bonnavell [Hermitage, TN 37076	Same	74-16-92
[This instrument prepared by: Cindy S. Smith, Attorney at Law. [2525 Lebanon Road, Nashville, Tennessee 37214		

QUITCLAIM DEED

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration), I, Patsy P. Lav, now Patsy P. Sanderson, by these presents do hereby quitclaim and convey unto Terry Lav Bird and James Keith Lav, as joint tenants with the right of survivorship subject to the reservation and exception of a life estate as hereinafter made the following described tract or parcel of land in Davidson County, Tennessee, to wit:

> Being Lot No. 393 on the Plan of Hermitage Hills, Section 5, as of record in Book 3300, Pages 1 and 2, Register's Office for said County. Said Lot No. 393 fronts 85 feet on the southerly side of Bonnavell Drive and extends back 153.8 feet on the westerly line and 146 feet on the easterly line to a dead line, measuring 85.4 feet thereon.
>
> Being the same property conveyed to Patsy P. Lav by Quitclaim Deed from Mac E. Robinson, Trustee, of record in Book 5224, Page 682, Register's Office for Davidson County, Tennessee.
>
> Levis Keith Sanderson joins in this conveyance to convey any and all rights he may have in said property including but not limited to any marital rights therein.

Except, however, that the grantor herein reserves, and it is hereby expressly agreed that she shall have, for herself and her assigns, the full possession, benefit and use of the above described property, as well as of the rents, issues and profits thereof, for and during her natural life.

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

IN WITNESS WHEREOF, we have hereunto set our hands on this the 21st day of April, 1989.

x Patsy P. Sanderson
Patsy P. Sanderson

x Levis Keith Sanderson
Levis Keith Sanderson

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Cindy S. Smith, a Notary Public in and for said County and State, the within named Patsy P. Sanderson and Levis Keith Sanderson, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 21st day of April, 1989.

Cindy S. Smith
Notary Public
My Commission Expires: 11/2/89

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

Affiant

Subscribed and sworn to before me this 21st day of April, 1989.

Cindy S. Smith
Notary Public
My Commission Expires 11/2/90