FROM James K. Baugh, Administrator of the Estate of Patience Sarah Baugh Buchanan

TO Richard L. Albers, Trustee

AND

FROM Richard L. Albers, Trustee

TO James K. Baugh

QUITCLAIM DEED

Address New Owner as follows:
James K. Baugh
925 Jackson
Nashville, Tn 37208

Send Tax Bills to:
James K. Baugh
925 Jackson
Nashville, Tn 37208

Map Parcel Numbers
081-12
PAR 392 BW

This instrument was prepared by;
Richard L. Albers, Attorney at Law
4344 Kenilwood Drive
Nashville, Tn 37204
(615) 331-5540

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is
$ -0-

James K. Baugh
Affiant James K. Baugh

Subscribed and sworn to before me, this the 20th day of October, 1989

Patricia Albers
Notary Public

My Commission Expires: 10-9-91

Patience Sarah Baugh Buchanan died intestate on November 15, 1983, and James K. Baugh was appointed Administrator of the Estate of Patience Sarah Baugh Buchanan, by the Probate Court of Davidson County, Tennessee, Probate No. 74241. The below described property passed under Tennessee law to the son of the deceased, James K. Baugh. The Administrator by signing this deed releases any right the administrator has to recover the property in the event of the subsequent insolvency of this estate. In accordance with the laws of Tennessee, James K. Baugh, as Administrator of the Estate of Patience Sarah Baugh Buchanan and individually, desires to quitclaim to James K. Baugh, beneficiary of the estate of the deceased, all right, title, and interest in the following described real estate. Now, therefore;

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to create ownership in and to evidence distribution of real property to a beneficiary,

I, James K. Baugh, Administrator of the Estate of Patience Sarah Baugh Buchanan and individually by these presents do hereby quitclaim and convey unto Richard L.Albers, Trustee, his successors and assigns, the following described tract or parcel of land, to wit:

Certain real estate in Davidson County,Tennessee as follows:
Being the northerly 36 feet of Lot No. 145 and the southerly 8 feet of lot No. 146 on the plan of McGavock, Wetmore and Others' Addition to Nashville, called the Town of McGavock, as of record in Book 21, Page 23, Register's Office for said County.
Said parts of lots Nos. 145 and 146 front together 44 feet on the easterly side of 10th Avenue North, formerly Polk Street, and run back between parallel lines 150 feet to an alley.
Being the same property conveyed to Andrew Judson Davenport by deed from Robert Joseph Fitshugh and wife, of record in Book 2034,Page 395, said Register's Office, and being the same property conveyed to Birty Raymond Buchanan and wife, Patience Sarah Baugh Buchanan, by deed dated July 1, 1953, from Andrew Judson Davenport of record in Book 2151, Page 338, Register's Office for Davidson County, Tennessee. Upon Birty Raymond Buchanan having died on December 29, 1976, the above described real property vested in his wife, Patience Sarah Baugh Buchanan.

This is improved property, known as 1406 10th Ave North,Nashville,Tennessee, 37208.

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

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IDENTIF. TREFERENCE

OCT 25 2 52 PM '89

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

RUSH

And now, I, the said Richard L. Albers, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto James K. Baugh, 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.

IN WITNESS WHEREOF we have hereunto set our hands on this the 20th day of October, 1989.

James K. Baugh, Individually and
as Administrator of the Estate of
Patience Sarah Baugh Buchanan

Richard L. Albers, 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 James K. Baugh 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 20th day of October, 1989.

Notary Public

My Commission Expires 10991

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

WITNESS my hand and official seal at Nashville, Tennessee, this the 20th day of October, 1989.

Notary Public

My Commisson Expires 10-991

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