ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP/PAR
CHARLES G. ELLIS, ET UX 324 Haywood Lane Nashville, TN 37211	SAME	173 Pcl 95 173 " 94 Jsl

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF ONE ($1.00) DOLLAR, cash in hand paid, the receipt of which is hereby acknowledged, I, ANNA JEANETTE PHILLIPS TIBBS,, as GRANTOR herein, by these presents do hereby quitclaim, remise and convey unto CHARLES G. ELLIS and wife, CORRYNE D. ELLIS, the GRANTEEs herein, their successors, heirs and assigns, all my right, title and interest in the following described tract or parcel of land in Davidson County, State of Tennessee, to wit:

TRACT 1: Land in the 31st Councilmanic District formerly 5th Civil District of Davidson County, Tennessee, as follows:

Beginning at a point in the south boundary of the property formerly owned by W. B. Phillips and wife Bessie Phillips as recorded in deed Book 3929, page 922, 865 feet more or less east of the southwest corner of said property; thence westerly with south line of said property 150 feet more or less to a point in the south line of said property; thence northerly and parallel with the west line of said property 865 feet more or less to the south margin of Pettus Road; thence with the south margin of Pettus Road easterly 162 feet more or less to a point; thence southerly and parallel to the west line of this Parcel No.1 a distance of 926 feet more or less to the point of beginning; and containing three (3) acres.

Being the same property conveyed to the said Anna Jeanette Phillips Tibbs, by a deed from Bessie May Peal Phillips, a widow, as of record in Book 3929, Page 922, R.O.D.C., TN.

TRACT 2: In the 31st Councilmanic, formerly 5th Civil, District and being a lot designated No. 3 fronting 187 feet more or less on the south side of Pettus Road and running back in a southerly direction between parallel lines showing 790 feet more or less on the east line and 725 feet more or less on the west line, and 174 feet more or less at the rear, as described on an unrecorded Plat dated December 5, 1963, prepared by Wm. Collier Parrish Associates, Civil Engineers, from deed description for C. V. Tibbs (scale 1 inch equals 100 feet).

Being the same property conveyed to C. V. Tibbs and wife, Anna Jeanette Phillips Tibbs from Gentry Mason Phillips and wife, Mary Sue King Phillips by deed as of record in Book 3929, Page 934, R.O.D.C. TN. Also being the same property that is described as Parcel 2 in a deed of record in Book 3929, Page 922, R.O.D.C., TN. The said C. V. Tibbs having since died.

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

WITNESS my hand this the 9th day of February, 1990.

Anna Jeanette Phillips Tibbs
ANNA JEANETTE PHILLIPS TIBBS

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, ANNA JEANETTE PHILLIPS TIBBS, the bargainor, with who 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 the 9th day of February, 1990.

NOTARY PUBLIC
Jane A. Ellis

MY COMMISSION EXPIRES: 3-27-93

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STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $4,500.00.

AFFIANT
Kay L. Ellis

Sworn to and subscribed before me on this the 9th day of February, 1990.

NOTARY PUBLIC
Jane A. Ellis

MY COMMISSION EXPIRES: 3-27-93

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Maximum principal indebtedness for Tennessee recording tax purposes is $4,500.00.

****

This Instrument Was Prepared By:

CHARLES C. MORROW
MORROW AND ASSOCIATES
ATTORNEYS AT LAW
3221 Nolensville Road
Nashville, TN 37211
(615) 832-0138

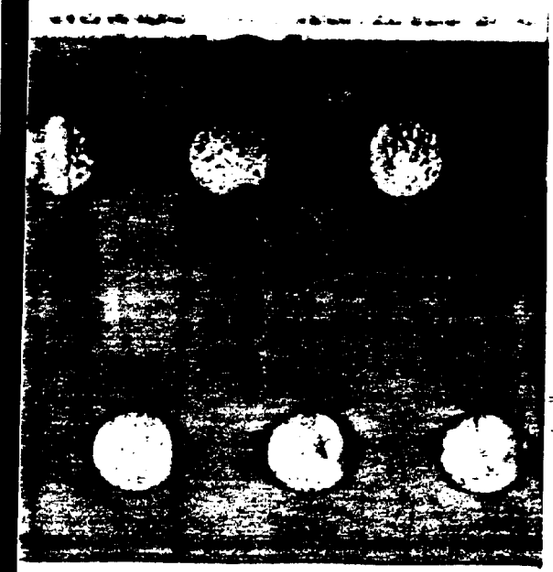
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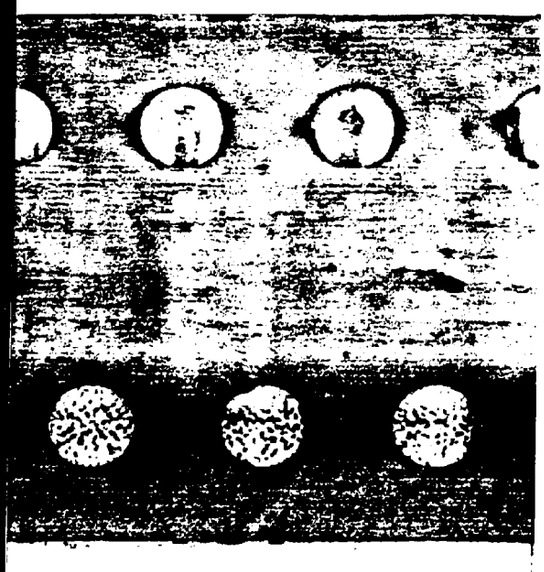
FEB 14 2 08 PM '90

IDENTIF. REFERENCE

03926

MAIL TAX





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

RECEIVED OF _____

FOR _____

BOOK 8045 PAGE 947

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 4500.00
CON TX 14.85
PRFEE 1.00
WDEED 6.00
TOTAL 21.85
CHECK 21.85

02/14/90 01 14:06 0001 2942

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03926

IDENTIF. REFERENCE

FEB 14 2 08 PM '90

DAVIDSON COUNTY TN.

No. 292940