This instrument prepared by: Rodney M. Scott, Esq., P. O. Box 291804, Nashville, TN 37229

BOOK 8069 PAGE 685

QUITCLAIM DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Herschel L. Rippy et ux (NAME)	Same (NAME)	83-14-42
128 S. 17th Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37207 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of One dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, We, Phineas D. Massey and wife, Bonnie K. Massey, ----------, by these presents do hereby quitclaim and convey unto Herschel L. Rippy and wife, Ruby O. Rippy----------, their successors and assigns, all our right, title and interest in and to the following described tract of land:

A certain tract or parcel of land situated in Davidson County, Tennessee, bounded and described as follows:

BEING the southerly 50 feet of Lots Nos. 31, 32 and 33 on the Plan of the Subdivision of the Lindsley Chadwell Tract, as of record in Book 3, page 24, Chancery Court at Nashville. Said part of Lots Nos. 31, 32, and 33 front together 50 feet on the westerly side of South 17th Street and extend back between parallel lines with the northerly margin of Russell Street 150 feet to the easterly line of Lot No. 34 on said plan.

Being the same property conveyed to Phineas D. Massey and wife, Bonnie K. Massey, by Deed from Clarence A. Bruce and Jack M. Bruce, joint tenants with the right of survivorship, dated July 2, 1984, of record in Book 6330, page 568, Register's Office for Davidson County, Tennessee.

This is a transfer from son to mother, and therefore, no transfer tax is due.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $1.00

Subscribed and sworn to before me, this the 14 day of March 1990

Affiant Herschel L. Rippy

My commission expires: 3-27-93 (Affix Seal)

Notary Public

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

Witness our hands this 14 day of March, 1990, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Phineas D. Massey

Bonnie K. Massey

12645

IDENTIFIED & REFERENCED

Mar 21 4 18 PM '90

DAVIDSON COUNTY TN.

RUSH

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned, *a Notary Public in and for said County and State* Phineas D. Massey and wife, Bonnie K. Massey

the within named bargainor s, *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* 14 *day of* March, *19* 90.

Rosa Morton
Notary Public

Commission expires 5-27-93

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public of the State and County aforesaid, personally appeared* _____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged* _____*self to be* _____ *of the* _____ *the within named bargainor, a corporation, and that* _____*he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____*self as* _____

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____.

_____
Notary Public

Commission expires _____

QUIT CLAIM DEED

Phineas D. Massey and wife,
Bonnie K. Massey
AND
Herschel L. Rippy and wife,
Ruby O. Rippy

4605 03/21 0101 CHECK 6.00

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627