Address New Owner(s) Patricia D. Bradford, et al	Send Tax Bills To Mrs. Nancy B. Driver	Map/Par Number 27W 180
Name) 2800 17th Street NE	(Name) 1018 35th Ave. No.	82-4-397ML
(Address) Washington D.C. 20018	(Address) Nashville, TN 37209	
(City, State, Zip)	(City, State, Zip)	

QUITCLAIM DEED WITH CLAUSE RETAINING LIFE ESTATE IN FAVOR OF GRANTOR

For and in consideration of love and affection (and no monetary consideration), I, Nancy B. Driver, an unmarried person, the grantor, do hereby transfer, convey, and quitclaim unto Patricia Duncan Bradford, Harold Duncan, Deborah Duncan, Flo Evelyn Duncan, and Redric Duncan, the grantees, and their heirs and assigns, all of my interest in the following described tract or parcel of land in Davidson County, State of Tennessee, except as to the reservation of a life estate in favor of the grantor, as described below, to-wit:

Being Lot No. 1 on the Plan of W. A. Sharpe's Revised Subdivision of A. W. Hooker's Addition to East Nashville, of Record in Book 421, page 114, Register's Office for Davidson County, Tennessee.

Said Lot No. 1 fronts 58 feet, 8 inches, on the easterly side of McFerrin Avenue and runs back between parallel lines, with the southerly margin of Petway Avenue, 150 feet to an alley.

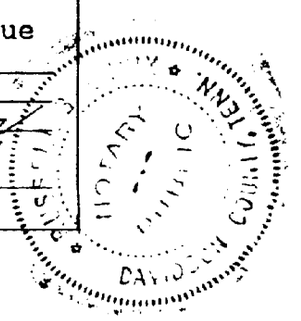
And being the same property conveyed to Nancy B. Driver by warranty deed from Floyd Duncan and wife, Maggie Duncan, as of record in Book 4329, page 485, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) The actual consideration or value whichever is greater, for this transfer is $ None
Subscribed and sworn to before me, this the 27th day of April 1990.

Nancy B. Driver
Affiant

My commission expires:
10/9/91

Notary Public



This is improved property, known as 905 McFerrin Avenue, Nashville, Tennessee, 37206.

The said grantor, Nancy B. Driver, an unmarried person, reserves unto herself a life estate in said above described property as long as she shall live, with the right to occupy and use said property as her own during her lifetime.

Witness my hand this 23rd day of April, 1990

Nancy B. Driver
Nancy B. Driver, an unmarried person

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Russell B. Ennix, a Notary Public in and for said County and State, Nancy B. Driver, an unmarried person, the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 23rd day of April, 1990.

Russell B. Ennix
Notary Public

My commission expires: 10/9/91

THIS INSTRUMENT WAS PREPARED BY:

RUSSELL B. ENNIX, Esquire
330 Charlotte Avenue
Suite 427
Nashville, Tennessee 37201
(615) 259-4330

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