LBL
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Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Charles F. Pearson & wife, June Carlson Pearson 6101 Jocelyn Hollow Road Nashville, TN 37205	116-3-116	same

This instrument prepared by: Boult, Cummings, Conners & Berry
222 Third Avenue, North, P.O. Box 198062, Nashville, TN 37219

QUITCLAIM DEED

WHEREAS, by deed of record in Book 1077, page 369, Register's Office for Davidson County, Tennessee, certain real property described therein (the "Property") was conveyed to G. T. Pearson and wife, Annie Lee Pearson; and

WHEREAS, G. T. Pearson died intestate in January, 1943 with all right, title and interest in the Property thereby vesting in his surviving widow, Annie Lee Pearson; and

WHEREAS, Annie Lee Pearson died June 19, 1950 leaving a Will dated July 17, 1946 (Probate No. 30471), pursuant to which the property was devised to her two daughters, Evelyn Eudora Pearson and Gertrude Lee Pearson, jointly, with the right of survivorship; and

WHEREAS, Gertrude Lee Pearson died January 30, 1962 with all right, title and interest in the Property thereby vesting in Evelyn Eudora Pearson; and

WHEREAS, Evelyn Eudora Pearson died August 10, 1979 leaving a Will dated May 9, 1978 (Probate No. 67635), pursuant to which the Property was devised to the decedent's two sisters, Caroline Johnson and Lena Mai Benton, for life, or to the survivor for life, with the remainder devised to Charles F. Pearson, the brother of the said decedent, Evelyn Eudora Pearson; and

WHEREAS, Caroline Johnson died November 22, 1982 and Lena Mai Benton died April 12, 1989 and in accordance with the Will of Evelyn Eudora Pearson all right, title and interest in the Property has vested in Charles F. Pearson; and

NOW, THEREFORE, FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, Charles F. Pearson (the "Grantor"), by these presents hereby conveys and quitclaims to Charles F. Pearson and wife, June Carlson Pearson (the "Grantees"), Grantees' heirs and assigns, all of Grantor's right,

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $-0-.

Charles F. Pearson
Affiant

Subscribed and sworn to before me this 13th day of June, 1990.

Loretta B. Lane
Notary Public
My Commission Expires: 5/23/94

LORETTA B. LANE NOTARY PUBLIC

title, and interest in and to the Property, being land in Davidson County, Tennessee, which is more particularly described in Exhibit A, which is attached hereto and incorporated herein by reference (the "Property").

This is improved property known as 130 Woodmont Boulevard, Nashville, Tennessee.

The Property is conveyed expressly subject to all limitations, restrictions, and encumbrances as may affect the Property. The purpose of this conveyance is to vest all right, title and interest in the Property in the Grantees as tenants by the entirety.

IN WITNESS WHEREOF, the Grantor has executed this Deed this 13 day of June, 1990.

Charles F. Pearson

STATE OF TENNESSEE

COUNTY OF Davidson

Personally appeared before me, Loretta B. Lane, Notary Public, CHARLES F. PEARSON, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 13 day of June, 1990.

Loretta B. Lane
Notary Public

My Commission Expires: 9/23/94

WP:LBLPearQD

3381.9

IDENTIFICATION

JUN 13 3 54 PM '90

FELIX Z. WILSON CLERK & REGISTER
DAVIDSON COUNTY, TENN.

EXHIBIT A

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit;

Being the southerly half of Lot No. 96 on the Plan of Kenner Manor Land Company's Second Subdivision of the Kenner tract as of record in Book 421, page 100, in the Register's Office of Davidson County, Tennessee.

Said southerly half of said Lot No. 96 fronts 50 feet on the easterly side of Woodmont Avenue and runs back between parallel lines 200 feet to a dead line.

Being the same property conveyed to G. T. Pearson and wife, Annie Lee Pearson, by deed from George E. Brent and wife, Lula J. Brent, of record in Book 1077, page 369, said Register's Office, and further conveyed and transferred pursuant to Wills of record in Probate No. 30471 and Probate No. 67635, in the Probate Court for Davidson County, Tennessee.

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