Base

THIS INSTRUMENT IS BEING PREPARED FROM INFORMATION PROVIDED BY THE PARTIES.

QUITCLAIM DEED

BOOK 8134 PAGE 129

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Beverly Martin, et al	Mary M. Morrow	Map 133-2
(NAME)	(NAME)	
	407 Elgin Street	Parcel 229
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
	Nashville, TN 37211	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to Beverly Martin, Candae Lyons, Dawn Fischer and Elizabeth Spann, as tenants in common

~~We~~ I, Mary M. Morrow, a widow

by these presents do hereby quitclaim and convey ~~unto~~ a one-third (1/3) interest unto K. Thomas Sidwell, *Trustee, his successors and assigns, the following described tract or parcel of land, to wit:*

Land in Davidson County, Tennessee, being Lot NO. 104 on the plan of Sunrise Heights Addition as of record in Book 421, page 2, Register's Office for said County.

Said Lot No. 104 fronts 50 feet on the southerly side of Elgin Street and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Ezell Martin and wife, Daisy Martin by deed from H. C. Young and wife, Louise Patterson Young, of record in Book 1273, page 242, Register's Office for Davidson County, Tennessee. The said Ezell Martin has since died. Daisy Martin also subsequently died leaving Mary Margaret Palijas, William J. Martin and Mary M. Morrow as her surviving heirs and by her unrecorded will. Said William J. Martin, et ux, and Mary Margaret Palijas, conveyed their interest to Mary M. Morrow of record in Book 6430, page 154, Register's Office for Davidson County, Tennessee.

Mary M. Morrow, grantor, retains a life estate in said property as set out in the unrecorded will of Daisy Vaughn Martin.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Subscribed and sworn to before me, this the 15 day of June, 1990

Affiant

My commission expires 11-2-90

(Affix Seal)

Notary Public

This is improved (X) unimproved ( ) property, known as 407 Elgin Street (House Number) (Street) Nashville, TN 37211 P. O. Address: (City or Town) (Postal Zone)

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

And now, I, the said K. Thomas Sidwell, *Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey* ~~unto~~ a one-third (1/3) interest unto Beverly Martin, Candae Lyons, Dawn Fischer and Elizabeth Spann, as tenants in common

_____ *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* 15th *day of* June, *19* 90.

Mary M. Morrow

Mary M. Morrow

K. Thomas Sidwell

K. Thomas Sidwell *Trustee.*

THIS INSTRUMENT WAS PREPARED BY:
SETTLES, COMBOS, ET AL
315 Deaderick St., Su. 1465
Nashville, TN 37238-1465

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Cnieta Broome, a Notary Public in and for said County and State, the within named, Mary M. Morrow the Bargainor(s) with whom 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 18th day of June, 1990

Cnieta C. Broome
Notary Public

My commission expires: 11-12-90

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Ann B. Waddell, a Notary Public in and for said County and State, the within named, K. Thomas Sidwell 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 18th day of June, 1990

Ann B Waddell
Notary Public

My commission expires: 5-20-92

RECORDER'S MEMO
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.

34980

IDENTIFICATION

Jun 19 10 41 AM '90

FELIX Z WILSON, REGISTER
DAVIDSON COUNTY, TN

1658 06/19 0101 03CHECK 6.00

QUITCLAIM DEED

AND

Ticor Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219
Phone (615) 259-2290