THIS INSTRUMENT PREPARED BY:
Leon Sharber, Attorney
1161 Murfreesboro Road, Suite 505
Nashville, TN 37217

QUITCLAIM DEED

BOOK 8167 PAGE 365

Address New Owner(s):	Send Tax Bills to:	Map-Parcel:
Keith E. Nelson 511 W. Radnor Street Nashville, TN 37211	Carteret Savings Bank, F.A. 601 Cleveland St., S. 300 Clearwater, FL 34615-8137	119-13-237 119-13-238

FOR AND IN CONSIDERATION of One Dollars ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, Louise L. Ranstad, an unmarried person, by these presents do hereby quitclaim and convey unto Keith E. Nelson and wife, Sherry Y. Nelson, their successors and assigns, all my right, title and interest in and to the following described tract of land:

Being Lot Nos.107 and 108 on the Plan of College Heights, as of record in Plan Book 332, page 19, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Louise L. Ranstad, an unmarried person, by deed of record in Book 7460, page 219, Said Register's Office.

IT IS UNDERSTOOD AND AGREED THAT Part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust of record in Book _____, page _____, of the Register's Office for Davidson County, Tennessee, which the grantee herein hereby assumes and agrees to pay. The escrow account in connection with said loan is hereby transferred to the grantee herein.

4671

Aug 3 10 47 AM '90

6769 08/03 0101 03CHECK 13.60

The actual consideration or value, whichever is greater for this transfer is $ 2,000.00.

Louise L. Ranstad
Affiant

STATE OF TENNESSEE:
COUNTY OF Davidson

Subscribed and sworn to before me, this 3rd day of August 1990.

Laura J. Wakley
Notary Public

My Commission Expires:
5/20/92

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

Witness my hand this 3rd day of August, 1990, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Louise L. Ranstad
Louise L. Ranstad

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 Louise L. Ranstad 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 the 3rd day of August, 1990.

Laura S. Welby
Notary Public

My Commission Expires:
5/20/92

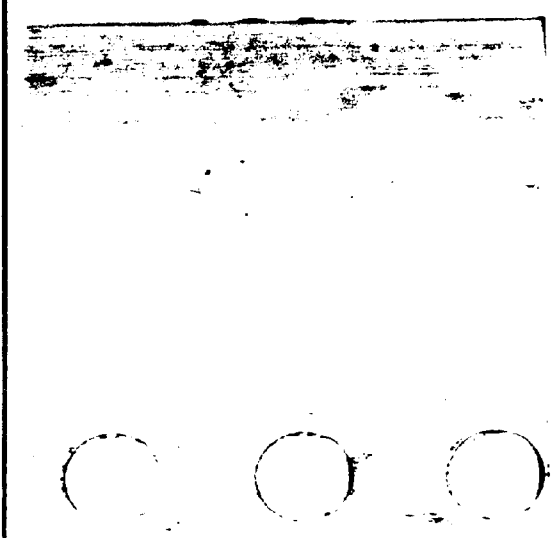
STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (their several oaths/his oath) acknowledged (themselves/himself) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he/they) as such _____ and _____ being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ _____ as such _____ and attesting the same by the said _____ as such _____ _____.

Witness my hand and official seal at office at _____ TN this the _____ day of _____, 19_____.

_____
Notary Public

My Commission Expires:_____



OFFICIAL RECEIPT

FELIX Z WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8167 PAGE 367

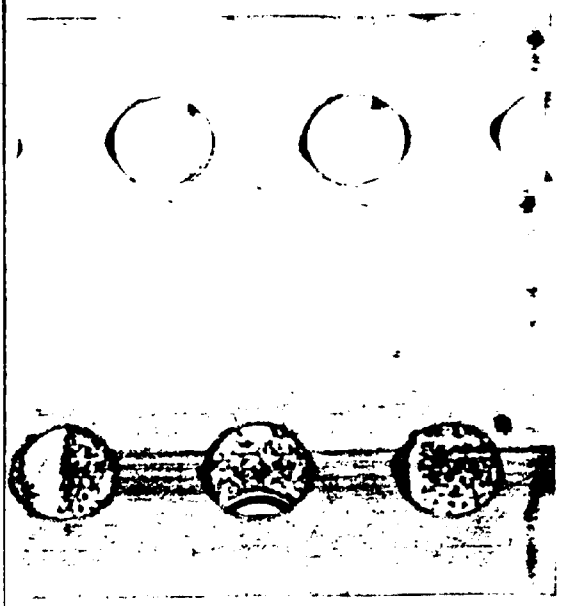
CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CAMT 2000.00
				CON TX 6.60
				PRFEE 1.00
				WDEED 6.00
				TOTAL 13.60
				CHECK 13.60

08/03/90 01 10:50 0001 6769



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

46771

IDENTIFICATION

AUG 3 10 47 AM '90

No. 343238