Bx 34

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

QUITCLAIM DEED

Address New Owner(s):	Send Tax Bills to:	Map-Parcel:
Lana & Jenkins Properties, Inc. 800 Moreland Hills Drive Mt. Juliet, TN 37122	New Owner	Map 119-9 Parcel 119

FOR AND IN CONSIDERATION of One Dollars ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, Michael Richardson and wife, Lana Richardson, by these presents do hereby quitclaim and convey unto Lana & Jenkins Properties, Inc., its successors and assigns, all our right, title and interest in and to the following described tract of land:

Tract 1: Land in Davidson County, Tennessee, being part of Lot Nos. 24 and 25, on the Plat of McLean Subdivision, as of record in Book 421, page 130, Register's Office for Davidson County, Tennessee, described according to surveys made by Z. J. Wilkinson, Surveyors, November 15, 1936, and July 9, 1960, as follows:

Beginning at an iron pin at the northwest corner of Thompson Lane, as widened and the first alley east of Grandview Street, formerly Caldwell Avenue; thence with the northerly margin of said Lane, westwardly 40.7 feet; thence northwardly 80.6 feet to an iron pin on the westerly margin of said alley, thence with same, southwardly 90.1 feet to the beginning.

Tract 2: Together with a permanent easement for access, use, maintenance and repair of the water line, sewer line, and water meter, as set forth in instrument of record in Book 6354, page 153, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Michael Richardson and wife, Lana Richardson by deed of record in Book 7543, page 743, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions, building setback lines and easements of record in Book 6354, page 153, said Register's Office.

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

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

Affiant

STATE OF TENNESSEE:
COUNTY OF Davidson

Subscribed and sworn to before me, this 10th day of August, 19 90.

My Commission Expires:
2-27-93

Notary Public

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

Witness our hand s this 10th day of August, 19 90, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Michael Richardson

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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 Michael Richardson and wife, Lana Richardson the 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 the 10th day of August, 19 90.

Notary Public

My Commission Expires: 2-27-93

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: _____

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REBA Z WILSON REGISTER
DAVIDSON COUNTY

IDENTIFICATION REFERENCE

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