THIS INSTRUMENT PREPARED BY:

WATTS, UNDERWOOD & RUBENFELD, ATTYS
Suite 150
2000 Richard Jones Road
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $ -0.00- .

Affiant

Subscribed and sworn to before me this 19th day of December, 1990.

Notary Public

My Commission Expires: 11/24/93

Address New Owner:	Send Tax Bills to:	Map/Parcel Nos.
JOSEPH W. JOHNSON, JR. 5361 Granny White Pike Nashville, Tennessee 37027	SAME	MAP 145-14 PARCEL 15

QUITCLAIM DEED

FOR AND IN CONSIDERATION of One dollar ($1.00), the receipt of which is hereby acknowledged and for the express purpose of making a re-conveyance to create an undivided one-half interest in each party Joint With Rights of Survivorship and not as Tenants in Common,

I, JOSEPH W. JOHNSON, JR., for the express purpose of creating an undivided one-half interest Joint with Rights of Survivorship and not as tenants in common in JOSEPH W. JOHNSON, JR. and wife, MARILYN E. JOHNSON, by these presents do hereby quitclaim and convey unto ABBY R. RUBENFELD, Trustee, her successors and assigns, all right, title and interest that I may have in the following described tract or parcel of land, to wit:

BEING Lot No. 177 on the plan of Tyne Valley Estates, Section IX, as of record in Book 3700, page 66, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate legal description.

BEING the same property conveyed to Joseph W. Johnson and wife, Ann M. Johnson, by deed from Haury & Smith Contractors, Inc. of record in Book 4347, page 841, Register's Office for Davidson County, Tennessee; the said Joseph W. Johnson having predeceased his wife, Ann M. Johnson and the Will of Ann M. Johnson of record in Will Book 172, page 75, Probate Court Clerk's Office having devised subject property to Joseph W. Johnson, Jr.

This is improved property known as both 5361 Granny White Pike and 1200 Jefferson Davis Drive, Brentwood, Tennessee 37027.

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

And now, I, the said ABBY R. RUBENFELD, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto JOSEPH W. JOHNSON, JR. and wife, MARILYN E. JOHNSON, as Joint Tenants with Rights of Survivorship, their heirs and assigns, all right, title and interest that I may have in the same property hereinabove

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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 19th day of December, 1990.

Joseph W. Johnson, Jr.
JOSEPH W. JOHNSON, JR.

Abby R. Rubenfeld
ABBY R. RUBENFELD, Trustee

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 JOSEPH W. JOHNSON, JR., the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 14th day of December, 1990.

Notary Public

My commission expires:
1-23-94

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 ABBY R. RUBENFELD, the bargainor, 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, as Trustee, for the purposes therein contained.

WITNESS my hand an official seal this 14th day of December, 1990.

Notary Public

My commission expires:
1-23-94