THIS INSTRUMENT PREPARED BY:
CHARLES B. REASOR, JR.
WHITE & REASOR
3305 WEST END AVENUE
NASHVILLE, TENNESSEE 37203

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NOS.
Lisa Fulcher Spiva 108 Clarendon Avenue Nashville, TN 37205	Same	Map: 116-10 Parcel: 10 FB#: BM 06129

FOR AND IN CONSIDERATION OF no monetary consideration, but for love and affection, and for the purpose of terminating an existing tenancy-by-the-entireties and divesting George N. Spiva of all of his right, title, and interest in and to the hereinafter described real property, we, GEORGE N. SPIVA and LISA FULCHER SPIVA, by these presents and for these purposes, do hereby quitclaim and convey unto CHARLES B. REASOR, JR., TRUSTEE, his successors and assigns, certain real property in Davidson County, Tennessee, more particularly described in Exhibit "A," which is attached hereto and incorporated herein by reference. Said real property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the same.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The consideration actually received for this conveyance as provided in T.C.A. § 67-4-409 is $0.00.

Charles B. Reasor, Jr., Trustee
AFFIANT

SUBSCRIBED AND SWORN TO before me this 31st day of December, 1990.

Jan Minshall
NOTARY PUBLIC

MY COMMISSION EXPIRES:
3-26-94

This is improved property known as 108 Clarendon Avenue, Nashville, Tennessee 37205.

NOW, THEREFORE, I, CHARLES B. REASOR, JR., TRUSTEE, for the express purpose of carrying out the intent of this conveyance, as set out above, do hereby quitclaim and convey unto LISA FULCHER SPIVA, her heirs and assigns, the said real property described and set forth in Exhibit "A" hereto, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the same.

IN WITNESS WHEREOF, the parties hereto have set their respective hands on this the 31st day of December, 1990.

Charles B. Reasor, Jr., Trustee
CHARLES B. REASOR, JR.,
TRUSTEE

George N. Spiva
GEORGE N. SPIVA

Lisa Fulcher Spiva
LISA FULCHER SPIVA

STATE OF TENNESSEE
COUNTY OF DAVIDSON

PERSONALLY APPEARED BEFORE ME, Jan Minshall, a Notary Public in and for the County and State aforesaid, George N. Spiva and wife, Lisa Fulcher Spiva, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND AND SEAL, at office in Nashville, Tennessee, this the 31st day of December, 1990.

Jan Minshall
NOTARY PUBLIC

MY COMMISSION EXPIRES:
3-26-94

STATE OF TENNESSEE
COUNTY OF DAVIDSON

PERSONALLY APPEARED BEFORE ME, Jan Minshall, a Notary Public in and for the County and State aforesaid, Charles B. Reasor, Jr., Trustee, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND AND SEAL, at office in Nashville, Tennessee, this the 31st day of December, 1990.

Jan Minshall
NOTARY PUBLIC

MY COMMISSION EXPIRES:
3-26-94

83684

IDENTIF. REFERENCE

JAN 4 1 39 PM '91

FELIX Z. ELLIS REGISTER
DAVIDSON COUNTY TN.

2755 01/04 0101 03CHECK 9.00

EXHIBIT "A"

LEGAL DESCRIPTION

LAND in Davidson County, Tennessee, more particularly described as follows:

TRACT 1

BEING all of Lot 13 on the Plan of Deerfield, a Subdivision of part of the Home Place of Johnson Bransford and wife, Anna Mary Bransford, as of record in Plat Book 547, Pages 191 and 192, Register's Office for said County, to which plan reference is here made for a more complete description.

BEING the westerly portion of Lot 12 on said Plan of Deerfield; said portion of Lot 12 adjoins said Lot 13 on the east and fronts five (5) feet on the north side of Clarendon Avenue and extends back in a northerly direction between lines 245.5 feet, more or less, to the rear line of Lot 6 of said Plan, measuring three (3) feet on said rear line.

TRACT 2

BEING part of Lot 12 on the Plan of Deerfield, a Subdivision of part of the Home Place of Johnson Bransford and wife, Anna Mary Bransford, of record in Plat Book 547, Pages 191 and 192, Register's Office for said County.

SAID part of Lot 12 begins at a point in the northerly margin of Clarendon Avenue, 5 feet east of the common corner of Lots 12 and 13 in said Plan; running thence easterly along the northerly margin of Clarendon Avenue 20 feet to a point, which point is 90 feet west of the common corner of Lots 11 and 12 in said Plan; thence northerly 236 feet, more or less, to a point in the rear line of Lot 12, which point is 77 feet west of the common corner of Lots 11 and 12 in said Plan; thence westerly along the rear line of said Lot 12, 20 feet to a point, which point is 3 feet east of the northwest corner of said Lot 12; thence southerly 245.5 feet more or less, to the point of beginning.

TRACT 3

BEING part of Lot 12 on the Plan of Deerfield, a Subdivision of part of the Home Place of Johnson Bransford and wife, Anna Mary Bransford, of record in Plat Book 547, Pages 191 and 192, said Register's Office.

SAID part of Lot 12 begins on the easterly side of Clarendon Avenue at a point 190 feet west of the easterly line of Lot 11, said point also being 25 feet east of the easterly line of Lot 13, running thence in a straight line in a northeasterly direction 241 feet more or less to a point in the rear line of Lot 12, said point being 47 feet west of the westerly line of Lot 11 and running thence with the rear line of Lot 12 in a westerly direction 30 feet to a point, said point being 23 feet east of the easterly line of Lot 13 and the northeastern corner of Tract 2; thence in a straight line in a southerly direction 241 feet more or less to the point of beginning.

BEING the same property conveyed to George N. Spiva and wife, Lisa Fulcher Spiva, by deed from Jack Northington Shwab and wife, Carolyn R. Shwab, of record in Book 6763, Page 138, Register's Office for Davidson County, Tennessee.