BOOK 8312 PAGE 541

THIS INSTRUMENT PREPARED BY:
Ronald G. Turner
Attorney at Law
2021 Richard Jones Road
Nashville, Tennessee 37215

QUITCLAIM DEED

Address New Owner as Follows:	Party Responsible for Taxes	Map-Parcel No.
Elizabeth P. Dixon 702 Newhall Drive Nashville, Tennessee 37206	Same	70-4-31

4809 03/19 0101 03CHECK 6.00

FOR GOOD AND VALUABLE CONSIDERATION in hand paid by Grantee, the receipt of which is hereby acknowledged, I, Franklin Grant Coleman ("Grantor"), by these presents, do hereby quitclaim and convey unto Elizabeth P. Dixon (formerly Elizabeth Prentice Minnis) ("Grantee"), her heirs, successors and assigns, all of my right, title and interest in and to the following described land in Davidson County, Tennessee:

> Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Haynes Heights Subdivision, Section I, as of record in Book 2331, Page 29, Register's Office for Davidson County, Tennessee.
>
> Beginning at a point on the southwesterly margin of Whites Creek Pike and the common corner of Lots 1 and 2; thence with the line between said Lots 215 feet to a point; thence southeasterly 172.8 feet to a point in the margin of Manila Street; thence with same northeasterly 210.9 feet to the beginning of a curve; thence around said curve in a northwesterly direction 39.3 feet to a point in the margin of Whites Creek Pike; thence with the margin of said Pike 150 feet to the point of beginning.
>
> Being the same property conveyed to Erma E. Coleman Allen and Elizabeth Prentice Minnis by deed from N. H. Barker and Herschel Greer, of record in Book 2443, Page 363, Register's Office for Davidson County, Tennessee. Erma E. Coleman Allen died intestate on September 10, 1978. Grantor is an heir at law of Erma E. Coleman Allen.

This is improved property located at 600 Nocturne Drive, Nashville, Tennessee 37207.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on the 4th day of March, 1991.

FRANKLIN GRANT COLEMAN

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IDENTIF. REFERENCE

MAR 19 2 29 PM '91

DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $ -0-.

ELIZABETH P. DIXON

Subscribed and sworn to before me this the 26th day of February, 1991.

NOTARY PUBLIC

My commission expires: 10-9-91

STATE OF Pa)
COUNTY OF Phila)

Personally appeared before me, a Notary Public of said county, Franklin Grant Coleman, the within named 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, at office, this 4th day of March, 1991.

NOTARY PUBLIC

My commission expires:

Notarial Seal
Marlene Patrucci, Notary Public
Philadelphia, Philadelphia County
My Commission Expires Oct. 3 1994
Member, Pennsylvania Association of Notaries

0244/02