BOOK 8576 PAGE 628

PICK-UP

DAVIDSON COUNTY, TN
FEB 17 2 02 PM '93

IDENTIFICATION REFERENCE

93082

Prepared by:
**Monica D. Edwards, Esq.**
112 Stahlman Building
Nashville, Tennessee 37201

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**ADDRESS OF NEW OWNER:**
Ms. Ara Lee Jernigan
c/o Betty J. Epps
3302 Austin Lane
Nashville, TN 37207

**SEND TAX BILLS TO:**
SAME

**MAP 81-06**
Parcel 277
8DA 05260

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## QUITCLAIM DEED

FOR AND IN CONSIDERATION OF LOVE AND AFFECTION (and no monetary consideration), I, **ARA LEE JERNIGAN**, a widow, for the purpose of conveying all remainder rights, title and interest in my property to my daughter, **BETTY J. EPPS**, while retaining a life estate interest in my property, by these presents do hereby quitclaim and convey unto the said **BETTY J. EPPS**, her heirs and assigns, all remainder rights, title, and interests, while reserving a life estate unto myself in my property, situated in Davidson County, Tennessee particularly described as follows, to-wit:

> **BEING** Lot No. 31 on the Plan of Cumberland Gardens Section Eight, of record in Book 3300, Page 82, Register's Office for said County.
>
> **SAID** Lot No. 31 fronts 50 feet on the north side of Buchanan Street and extends back between parallel lines 108 feet to a dead line.
>
> **BEING** the same property conveyed to L.D. Jernigan and wife, Ara Lee Jernigan, by deed from Dodson Batson, Trustee, of record in Book 3610, Page 109, Register's Office for Davidson County, Tennessee. The said L.D. Jernigan having since died this conveyance is being made by Ara Lee Jernigan, surviving spouse.
>
> This conveyance is made subject to the restrictions recorded in Book 3435, Page 225; and to the easements and limitations shown on the Map of record in Book 3300, Page 82, said Register's Office.

**This is improved property known as 2506 Buchanan Street, Nashville, Tennessee 37208.**

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

IN WITNESS WHEREOF, I have hereunto set my signature, on this the 14th day of March, 1992.

Mrs Ara Lee Jernigan
ARA LEE JERNIGAN

STATE OF TENNESSEE )
)
COUNTY OF DAVIDSON )

On this the 14th day of March, 1992, before me personally appeared **ARA LEE JERNIGAN**, 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 for the purposes therein contained.

Monica D. Edwards
NOTARY PUBLIC

My Commission Expires: 11/27/93

7249 03/17 0101 03CHECK 6.00

STATE OF TENNESSEE )
)
COUNTY OF DAVIDSON )

I, or we, hereby swear or affirm that the actual consideration for this transfer is **NO ($0.00) DOLLARS.**

Betty J. Epps
AFFIANT

SUBSCRIBED and SWORN to before me on this the 14th day of March, 1992.

Monica D. Edwards
NOTARY PUBLIC

My Commission Expires: 11/27/93