Prepared by Sandra L Cox
596 Joyce Lane
Nashville, TN
37216

SEND TAX NOTICES TO:
Thelma W. Lomax
596 Joyce Lane
Nashville, TN 37216

mail

BOOK 9121 PAGE 244

QUITCLAIM DEED WITH
LIFE ESTATE REMAINING IN GRANTOR

Map 61-2
Par. 55

FROM: Thelma W. Lomax

TO: Children:
Sandra L. Cox
Wayne C. Lomax
Connie L. Brugman
Jerry G. Lomax
Lynn L. Lovvorn

76182
IDENTIF. & REFERENCE

93 OCT 20 PM 3:32
FELIX A. REGISTER
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE)
:
COUNTY OF DAVIDSON)

The actual monetary consideration or value for this transfer is
$ -0-

Thelma W. Lomax
Affiant

Subscribed and sworn to before me

this 11 day of October, 1993

M. Rebecca Sanders
Notary Public

My commission expires: M. REBECCA SANDERS NOTARY PUBLIC DAVIDSON COUNTY, TENN. MY COMMISSION EXPIRES: NOVEMBER 26, 1994

FOR AND IN CONSIDERATION of Ten Dollars ($10.00) and other good and valuable consideration, and for the express purpose of creating, upon my death, fee simple title in my children, I, Thelma W. Lomax, do hereby quitclaim and convey unto the said children, Sandra L. Cox, Wayne C. Lomax, Connie L. Brugman, Jerry Glen Lomax, and Lynn L. Lovvorn, as joint tenants, with right of survivorship, all right, title, and interest owned and possessed by me, except for a life estate reserved to myself, in a certain tract or parcel of land in Davidson County, State of Tennessee, Book #5309, Page 935, Lot #334, Map 61-02, Parcel 55, Section XI Gra-Mar Acres, bounded and more definitely described as follows, to wit:

TRACT I. Land in Davidson County, Tennessee, being Lot No. 334 on the plan of Gra-Mar Acres, Section XI, as of record in Book 2663, page 113, Register's Office for said County.

Said Lot No. 334 fronts 182.4 feet on the southeasterly side of Joyce Lane and runs back 133.3 feet on the northeasterly line and 238.6 feet on the southwesterly line to a dead line in the rear, which is a broken line, on which it measures 211.6 feet.

Being the same property conveyed to Neil S. Bryan and wife, Mary A. Bryan,, by deed from Castleman Construction Company, of record in Book 3252, page 577, Register's Office for Davidson County, Tennessee.

TRACT II. Being Parcel No. 1 on an unrecorded Map by Sweeney Clark Realty Company of a part of the west part of Lot No. 4 on the Map of the Subdivision of William Bradford Land of record in Book 547, page 91, Register's Office for said County, and described according to a copy of a survey made by Barge-Waggoner and Sumner, Inc., Engineers, dated January 10, 1963, as follows:

BEGINNING at a concrete monument at a rear easterly corner of Lot No. 334 as shown on Plan of Section XI of Gra-Mar Acres, of record in Book 2663, page 113, said Register's Office; thence along the easterly rear line of said lot, North 2 degrees 31 feet East 177.4 feet to the corner of said lot and of a Reserved Parcel shown on said Plan; thence South 42 degrees 05 feet East 251.5 feet to a point; thence South 44 degrees 13 feet West 124.9 feet to the point of beginning.

Being the same property conveyed to Neil S. Bryan and wife, Mary A. Bryan, by deed from Sweeney-Clark Realty Co., Inc., of record in Book 3529, page 303, Register's Office Davidson County, Tennessee.

The above described property is being conveyed subject to restrictions of record in Book 2875, page 474, which affect Gra-Mar Acres, Sec. XI, of record in Book 2663, page 113, Register's Office, and are hereby made applicable to the above described property.

This conveyance is subject to easements, restrictions, setback lines of record, and taxes for the current year applicable to said property.

The said Sanders W. Lomax having died August 29, 1992 and his widow, Thelma W. Lomax, having received his share as tenant by the entirety. This conveyance is made subject to all easements and restricted covenants that affect the premises.

This is improved property known as:

596 Joyce Lane
Nashville, TN 37216

IN WITNESS WHEREOF, I have hereunto set my hand on this the 11th day of October, 1993.

Thelma W. Lomax
Thelma W. Lomax

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 Thelma W. Lomax, the bargainor, with whom I am personally acquainted or whose identity has been proven by satisfactory evidence, who executed the foregoing instrument and acknowledges that she executed the same for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 11 day of October, 1993.

M. Rebecca Sanders
NOTARY PUBLIC
My commission expires: M. REBECCA SANDERS NOTARY PUBLIC ... COMMISSION EXPIRES NOVEMBER 26, 1996

4120 10/20 0101 01CASH 12.00