BOOK 9222 PAGE 597

THIS INSTRUMENT WAS PREPARED BY:
M. NORRIS JENKINS, ATTORNEY AT LAW
Suite 230, 392 Harding Place, Nashville, TN 37211

Mail

New Owner:
James C. Howard
321 Morton Avenue
Nashville, TN 37211

Send Tax Bills To:
same

Map & Parcel Nos:
133-2-111
119-2-2
119-13-327

IDENTIF. & REFERENCE

08450

94 JAN 18 PM 1:0

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One and 00/100 ($1.00) Dollar, cash in hand paid, we, Charles E. Ferrell and wife, June W. Ferrell, the Grantors, have this day bargained and sold and do hereby transfer, convey and quitclaim unto James C. Howard, the Grantee, his successors and assigns forever, all of our right, title and interest in and to certain real property situated in DAVIDSON County, Tennessee, and described as follows:

Tract No. 1:
Being part of Lot No. 7 on the plan of the Subdivision of the real estate of Hinchey Petway, deceased, as of record in Minute Book 1, page 442, Chancery Court at Nashville, being Lot No. 15 on the unrecorded map of A. C. Roth's Subdivision, described according to a survey made by Z. J. Wilkinson, Surveyor, May 3, 1940, as follows:

Beginning at a point on the northerly margin of Antioch Pike 365 feet east of the easterly margin of McComb Avenue, formerly Stewart Street, said point being the southeasterly corner of Lot No. 16 in said subdivision; running thence northwardly and parallel with the easterly margin of McComb Avenue, 158.5 feet to the northeast corner of said Lot No. 16 and the northwest corner of Lot No. 15; thence eastwardly 50 feet to a point in the northeast corner of Lot No. 15; thence southwardly with the line between Lot Nos. 15 and 14, 159.4 feet to the northerly margin of the Antioch Pike, the southwest corner of Lot No. 14; thence with the northerly margin of said Pike, westwardly 50 feet to the point of beginning.

Tract No. 2:
Being part of Lot No. 7 on the Plan of the Subdivision of the Real Estate of Hinchey Petway, deceased, as of record in Minute Book 1, page 442, Chancery Court at Nashville, being Lot No. 16 on the unrecorded map of A. C. Roth's Subdivision, described according to a survey made by Z. J. Wilkinson, Surveyor, May 3, 1940, as follows:

Beginning at a point on the northerly margin of Antioch Pike 300 feet east of the easterly margin of McComb Avenue, formerly Stewart Street, thence northwardly and parallel with the easterly margin of McComb Avenue, 157.5 feet; thence eastwardly 6 feet to a point in the northwest corner of Lot No 15 on said unrecorded plan; thence southwardly

0501 01/18 0101 01CASH 12.00

with the line between Lot Nos. 15 and 16, 158.5 feet to the northerly margin of Antioch Pike, the Southwest corner of said Lot No. 15; thence with the northerly margin of said Pike, westwardly 64 feet to the point of beginning.

Included in the above description but expressly excluded from this conveyance is the following described tract:

Property conveyed to the Metropolitan Government of Nashville & Davidson County, Tennessee, by deed from Bert Elmore and wife, Sarah O. Elmore of record in Book 4353, page 235, Register's Office for Davidson County, Tennessee.

This is improved property at 306 Antioch Pike, Nashville, Tennessee.

Tract No. 3:
Land in Davidson County, Tennessee, being Lot No. 5 on the Subdivision of 1.73 acre tract in Section "B" of the John Thoni Land, fronting 77 feet on the North margin of Glenrose Avenue, and running parallel lines 150 feet to a dead line, a plan of which is of record in Book 974, page 17, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description.

This is improved property at 104 Glenrose Avenue, Nashville, TN 37210.

Tract No. 4:
Being Lot No. 10 on the plan of Pleasant View Subdivision of Mrs. McCombs property, of record in Book 421, page 134, Register's Office for said County.

Said Lot No. 10 fronts 50 feet on the southerly side of Morton Avenue (formerly McComb Street) and extends back between parallel lines 174 feet to an alley in the rear.

This is improved property at 321 Morton Avenue, Nashville, TN 37211.

Being the same property conveyed to Charles E. Ferrell and wife, June W. Ferrell by deed from James C. Howard and wife, Mary T. Howard of record in Book 9116, page 952, Register's Office for Davidson County, Tennessee.

The legal descriptions are the same as the previous deeds of record.

IN WITNESS WHEREOF, the Grantors have executed this Quitclaim Deed for the purposes herein stated by subscribing their signatures this 6th day of December, 1993.

CHARLES E. FERRELL

JUNE W. FERRELL

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Charles E. Ferrell and wife, June W. Ferrell, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 6th day of December, 1993.

My Commission Expires:
5-24-97

NOTARY PUBLIC

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $-0-.

James C. Howard
AFFIANT

Subscribed and sworn to before me this 6th day of December, 1993.

My Commission Expires:
5-24-97

NOTARY PUBLIC