26B

[ADDRESS NEW OWNER:	[SEND TAX BILLS TO:	] MAP-PARCEL NOS.]
[Charles R. Tygard	[New Owner	]Tract No. 1]
[and Robert W. Grace	[	] Map 118-080]
[2401 Winford Avenue	[	] Parcel 096.00]
[Nashville, TN 37211	[	]Tract No. 2]
[	[	] Map 118-080]
[	[	] Parcel 097.00]
[This instrument prepared by: Robert J. Notestine, III		]
[Attorney, 104 Woodmont Blvd., Suite 115, Nashville, TN 37205		]
[		]

Q U I T C L A I M D E E D

For and in consideration of the sum of Ten Dollars ($10.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, I, Charles R. Tygard hereinafter referred to as (Grantor), by these presents do hereby Quitclaim, grant, and convey all of my right, title and interest in the real property described hereinbelow unto Charles R. Tygard and Robert W. Grace (Grantees), their successors and assigns, the following described tract of land in Williamson County, State of Tennessee, to wit:

Tract No. 1
Being Lot No. 106 on the Plan of Grandview Heights, as of record in Book 161, Pages 14 and 15 Register's Office for said County.

Said Lot No. 106 fronts 50 feet on the westerly side of Winford Avenue and runs back 150 feet to an alley.

Being the same property conveyed to Charles R. Tygard by Warranty Deed from Robert E. Morgan, joined by wife, Dorothy V. Morgan of record in Book 7626, page 617, Register's Office for Davidson County, Tennessee.

Tract No. 2
Land in Davidson County, Tennessee, being Lot No. 107 on the Plan of Grandview Heights, as of record in Book 161, Pages 14 and 15, Register's Office for said County.

Said Lot No. 107 fronts 50 feet on the westerly side of Winford Avenue and runs back between parallel lines, with the southerly margin of Melrose Avenue or Street, 150 feet to an alley.

Being the same property conveyed to Charles R. Tygard by Warranty Deed from Gary R. Hernandez and wife, Rita M. Hernandez of record in Book 7277, page 63, Register's Office for Davidson County, Tennessee.

This is improved property commonly known as 2401 Winford Avenue, Nashville, TN 37211 and, 2403 Winford Avenue, Nashville, TN 37211.

[STATE OF TENNESSEE)
[COUNTY OF DAVIDSON)
[
[The actual consideration or value, whichever is greater for
[this transfer is $ 0.00
[
[
[
[Subscribed and sworn to before me this
[3 day of October, 1994.
[
[
[
[
[My Commission Expires: 11-25-95
[

Charles R. Tygard
Affiant

William W Adams
Notary Public

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 3 day of October, 1994.

Charles R. Tygard
Charles R. Tygard

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 Charles R. Tygard, the 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 and official seal at Nashville, Tennessee, this 3 day of October, 1994.

William W Adams
Notary Public

My Commission Expires: 11-25-95

99365
IDENTIF. & REFERENCE

94 OCT 13 AM 9:14
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

7590 10/13 0101 03CHECK
8.00