BK 53

NAME/ADDRESS NEW OWNER	SENT TAX BILLS	MAP/PAR
ANDERSON BALINGER 2403 Gregory Drive Nashville, Tennessee	SAME	MAP 73-09 PARCEL 40

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN ($10.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, I, Peggy J. Balinger, as GRANTOR herein, by these presents do hereby quitclaim, remise and convey unto Anderson Balinger, the GRANTEE herein, his successors, heirs and assigns, all her right, title and interest in the following described tract or parcel of land in Davidson County, Tennessee, and described as follows:

> Land in Davidson County, Tennessee, being Lot No. 41 on the Map of Gibson Heights, as of record in Book 1835, page 133, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 41 fronts 101.02 feet on the north side of Gregory Drive and extends back 187.12 feet on the east line and 190.34 feet on the west line, which is a broken line, to a dead line in the rear, on which it measures 54.14 feet.
>
> Being the same property conveyed to Anderson Balinger and wife, Peggy J. Balinger, by William D. Durham and wife, Diane A. Durham by deed as of record in Book 4583, page 17, Register's Office for Davidson County, Tennessee.
>
> ~~The Grantee herein asumes the unpaid balance of an indebtedness owing Guaranty Mortgage Company, secured by a deed of trust of record in Book 4038, page 368, Register's Office for Davidson County, Tennessee~~ AB

This is improved property located at 2403 Gregory Drive, Nashville, Tennessee.

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

WITNESS my hand this the 15 day of Nov, 1994.

Peggy June Balinger
GRANTOR

14500
IDENTIFICATION
DEC -5 AM 10:47

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, Peggy J. Balinger, the 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.

WITNESS my hand and official seal at Nashville, Tennessee this the 15 day of November, 1994.

NOTARY PUBLIC - DAVIDSON COUNTY, TENN. - MARTHA J. HAYNES

Martha J. Haynes
NOTARY PUBLIC

MY COMMISSION EXPIRES: 5-24-97

****

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $26,000.00.

NOTARY PUBLIC - DAVIDSON COUNTY, TENN. - MARTHA J. HAYNES

Peggy June Balinger
AFFIANT

Sworn to and subscribed before me on this the 15 day of November, 1994.

Martha J. Haynes
NOTARY PUBLIC

MY COMMISSION EXPIRES: 5-24-97

****

~~Maximum principal indebtedness for Tennessee recording tax purposes is $XXXXXXXXXXXXXXXXXX~~

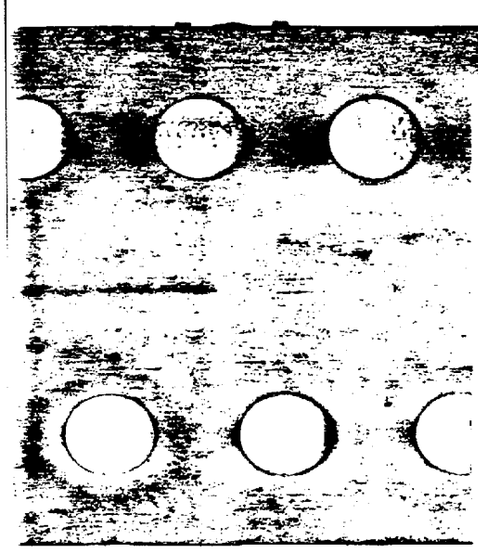
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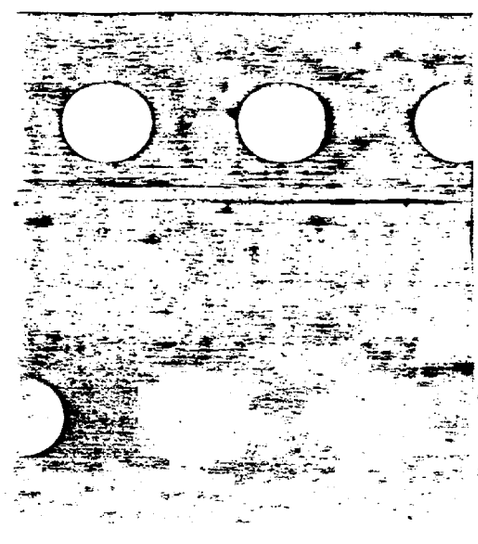
This Instrument Was Prepared By:

BRIAN O. BOWHAN, ATTORNEY
MORROW BOWHAN & ASSOCIATES
3221 Nolensville Road, Suite 102
Nashville, TN 37211
(615) 832-0138

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OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9537 PG 623

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 26000.00
CON TX 96.20
PRFEE 1.00
WDEED 8.00
TOTAL 105.20
CHECK 105.20

12/05/94 01 10:48 0001 0021

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

IDENTIF. A REFERENCE

O

14500 Identify Rec'd.

94 DEC -5 AM 10:47

REGISTER
DAVIDSON COUNTY, TN.

No. 860027