BOOK 9544 PG 833

Box 15 (Nth)

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS (MDS)
2700 First American Center
Nashville, Tennessee 37238
Doc. 0313427 09/29/94 gh

QUITCLAIM DEED

Address New Owner(s) As Follows:	Send Tax Bills To:	Map Parcel Numbers:
James E. Payne and Cheryl E. Landreth, Co-Trustees of the James E. Payne Revocable Trust 4218 Morriswood Drive Nashville, Tenn. 37204	Same	Map 132-7 Parcel 2

FOR AND IN CONSIDERATION of ONE DOLLAR ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, I, JAMES E. PAYNE, by these presents do hereby quitclaim and convey unto JAMES E. PAYNE and CHERYL E. LANDRETH AS CO-TRUSTEES of the James E. Payne Revocable Trust established on July 1, 1994, their successors and assigns, with full power to convey, sell, mortgage, lease or otherwise encumber without the joinder or consent of any beneficiary, all my right, title and interest in and to the following-described property in Davidson County, Tennessee:

> Being Lot No. 1 on the Plan of Southmeade, Section 2 and a revision of Lots 23 and 24, Section 1, as of record in Book 2133, page 64, Register's Office for said County.
>
> Said Lot No. 1 is described as beginning at a point on the northerly margin of Morriswood Drive, the common corner of Lots Nos. 1 and 2, thence with the margin of said Drive, westerly 9 feet to a concrete monument, and continuing with the same westwardly and northwestwardly along a slight curve, 161.4 feet to a concrete monument, and continuing with the same northwestwardly 253.9 feet to a concrete monument in the southerly margin of a 29 foot roadway shown on said Plan; thence with the margin of said roadway eastwardly 361.8 feet to the common northerly corner of Lots 1 and 2; thence with the line between said lots, southwardly 203 feet to the beginning.
>
> Being the same property conveyed to James E. Payne and wife, Sara M. Payne, by deed of record in Book 2544, page 513, Register's Office of Davidson County, Tennessee; the said Sara M. Payne having since died testate a resident of Davidson County, Tennessee, leaving a Last Will and Testament of record at Book 189, page 758, Office of the Clerk of the Probate for said county.

The foregoing description is the same as that contained in the prior deed.

This is improved property known as 4218 Morriswood Drive, Nashville, Tennessee.

IN WITNESS WHEREOF, I have executed this instrument on this 25th day of November, 1994.

James E. Payne
JAMES E. PAYNE

Assoc [illegible] Services
P.O. Box 7
Columbia TN 38401-0007

BOOK 9544 PG 834

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, James E. Payne, the within named 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, at office, this 25th day of November, 1994.

Joan Rose
Notary Public

My Commission Expires:
1-27-95

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $-0-.

Cheryl E. Landreth
Cheryl E. Landreth, Co-Trustee

Subscribed and sworn to before me
this 25th day of November, 1994.

Joan Rose
Notary Public

My Commission Expires:

1-27-95

16953
IDENTIF. ↑ REFERENCE

94 DEC 13 PM 3:05
FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.

2787 12/13 0101 03CHECK 8.00