This instrument prepared by:
Jeff M. Grissim
Grissim & Hodges
323 Union Street
Nashville, TN 37201

QUITCLAIM DEED

BOOK 9597 PG 707

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO.:
Charles Raymond Spears, et ux. 5033 Marc Drive Nashville, TN 37211	SAME	147-16-0A 45

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Maurice D. Spears (the "Grantor") has bargained and sold, and by these presents does transfer and convey unto Charles Raymond Spears and his wife, Dietlinde Elke Spears (the "Grantees"), their successors and assigns, all of his right, title and interest in and to that certain land in Davidson County, State of Tennessee more particularly described on Exhibit "A" and incorporated herein by reference.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS our hands this 16 day of February, 1995.

Maurice Spears
MAURICE D. SPEARS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Maurice D. Spears, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand this 16th day of February, 1995.

Peggy F. Axford
NOTARY PUBLIC

My commission expires: 4/24/98

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer, or value of property (whichever is greater) is $0.

Maurice Spears
Affiant

Subscribed and sworn before me this 16th day of February, 1995.

Peggy F. Axford
NOTARY PUBLIC

My Commission Expires: 4/24/98

\misc\spears.qcd

EXHIBIT "A"

BOOK 9597 PG 708

Land in Davidson County, Tennessee, being Unit No. 45, a Planned Unit Development, located on McMurray Drive, Nashville, Tennessee, of record in Book 6250, page 230, and as amended in Book 6606, page 144, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Maurice D. Spears by deed from W.L. Bainbridge of record in Book 6630, page 39, Registers's Office, Davidson County, Tennessee.

\misc\Spears.ExA

35035
IDENTIF. & REFERENCE

95 FEB 17 PM 1:16

REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

2708 02/17 0101 03CHECK 8.00