46285

IDENTIFICATION REFERENCE

PICK-UP

95 MAR 29 PM 1:53

Prepared by:
Kaye Manson Jeter, Esq.
1902 Charlotte Avenue
Nashville, Tennessee 37203

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP: 118-1
James R. Harris, Jr. and Oscar Harris	SAME	Parcel 58

BOOK 9630 PG 464

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF LOVE AND AFFECTION, (and no monetary consideration) I, **JAMES R. HARRIS, JR.** (GRANTOR), by these presents do hereby quitclaim and convey unto my brother, **OSCAR HARRIS,** GRANTEE herein, his heirs and assigns, a one-fourth (1/4) interest in the following described real estate for the purpose of creating an estate in joint tenancy whereby we both own a one-half (1/2) undivided interest in our real estate located in Davidson County, Tennessee, particularly described as follows, to-wit:

BEING the westerly 45 feet of Lot No. 31 on the Map of Victoria Place, of record in Book 332, Page 10, Register's Office for said county.

SAID part of said lot fronts 45 feet on the southside of Dallas Avenue and extends back between parallel lines 130.5 feet to an alley.

BEING the same property conveyed to James R. Harris, Sr. and wife, Mattie E. Harris and son, James R. Harris, Jr., by deed from G.P. Blair and wife, Rubye N. Blair, of record in Book 4157, Page 498, Register's Office for Davidson County, Tennessee. The said James R. Harris, Sr. and wife, Mattie E. Harris having since died leaving as their heirs-at-law, James R. Harris, Jr. and Oscar Harris as evidenced by Affidavit of Heirship of record in Book 9630, Page 462, Register's Office for Davidson County, Tennessee.

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

IN WITNESS WHEREOF, I have hereunto set my signature, on this the 24 day of March, 1995.

James R. Harris

JAMES R. HARRIS, JR.

BOOK 9630 PG 465

STATE OF Tennessee)
)
COUNTY OF Davidson)

On this the 24 day of March, 1995, before me personally appeared **JAMES R. HARRIS, JR.**, 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.

Rex Manson Jett
NOTARY PUBLIC My Commission Expires: 9-26-98

STATE OF Tennessee)
)
COUNTY OF Davidson)

I, or we, hereby swear or affirm that the actual consideration for this transfer is **NO ($0.00) DOLLARS.**

James R. Harris
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24 DAY OF March, 1995.

Rex Manson Jett
NOTARY PUBLIC My Commission Expires: 9-26-98