BOOK 9681 PG 399

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Form No. WD-6

This Form furnished by Attorneys Title Company, Inc.

FROM
Arthur P. Gardner, James E. Gardner and Charles N. Gardner

TO Michael J. Philbin, Trustee

AND

FROM
Michael J. Philbin, Trustee

TO Mary Inez Gardner, a widow

QUITCLAIM DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mary Inez Gardner (NAME)	Same (NAME)	119-14
2906 Dobbs Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par 150
Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

THIS INSTRUMENT WAS PREPARED BY

Taylor, Philbin, Pigue, Marchetti & Bennett
One Eleven Union Street
Nashville, TN 37201

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION, OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ -0-

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF May

Notary Public

MY COMMISSION EXPIRES: 2-1-98

(AFFIX SEAL)

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to create a fee simple estate in Mary Inez Gardner, a widow

We, Arthur P. Gardner, James E. Gardner and Charles N. Gardner

by these presents do hereby quitclaim and convey unto Michael J. Philbin, Trustee, his successors and assigns, the following described tract or parcel of land, to wit: *all of our interest in

Land in Davidson County, Tennessee, being Lot No. 16 of Block "C" on the Plan of part of Woodbine Courts, as of record in Book 1130, Page 39, Register's Office for said County.

Said Lot No. 16 fronts 75 feet on the easterly side of Dobbs Avenue and runs back between parallel lines, 150 feet to a dead line.

Being the same property conveyed to Arthur P. Gardner, James E. Gardner and Charles N. Gardner of record in Book 8213, Page 997 Register's Office for Davidson County, Tennessee.

RECEIVED FOR RECORD
DAVIDSON COUNTY, TN.
95 MAY 25 PM 3:48
REGISTER

IDENTIF. & REFERENCE
0063985

This is (unimproved ( ) improved (X)) property, known as 2906 Dobbs Avenue, Nashville, TN 37211
(House Number) (Street) P. O. Address (City or Town) (Postal Zone)

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

And now, I, the said Michael J. Philbin, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto Mary Inez Gardner, a widow

* all of my interest as Trustee in

heirs and assigns,* the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF we have hereunto set our hands on this the 9th day of January, 1995.

Arthur P. Gardner

James E. Gardner

Charles N. Gardner

Michael J. Philbin, Trustee

Trustee.

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, Arthur P. Gardner, James E. Gardner and Charles N. Gardner the Bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 9th day of January, 1995.

Notary Public

My commission expires: March 21, 1996

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 Michael J. Philbin, Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he, as Trustee, executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 24TH day of MAY, 1995.

Notary Public

My commission expires: 1-20-96

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8.00