2

QUITCLAIM DEED

BOOK 9749 PG 281

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS -0-

[signature]
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28 DAY OF July 19 95

[signature]
Notary Public

MY COMMISSION EXPIRES: 12-[illegible]
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY
MARY FRANCES RUDY, ATTORNEY 1187 VULTEE BOULEVARD, NASHVILLE, TENNESSEE 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John Morris Spencer (NAME)	Same (NAME)	Map 64-12
4812 Cascade Drive (ADDRESS)	(ADDRESS)	
Old Hickory, Tennessee 37138 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	Parcel 18

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Edith M. Spencer and John Morris Spencer

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John Morris Spencer with Edith M. Spencer retaining a Life Estate

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ~~A CERTAIN TRACT OR PARCEL OF LAND IN~~ ~~COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:~~ all their right, title and interest in and to that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to wit:

Being Lot No 288 on the Plan of Sherwood Forest, Section Four, as of record in Plat Book 4460, page 182, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Clyde M. Spencer and wife, Edith M. Spencer and John Morris Spencer, as joint tenants with the right to survivirship, by deed from Foy L. Prater and wife, Shamiran Prater of record in Book 9494, page 710, Register's Office for said County. Also by Quitclaim deed to Edith M. Spencer and John Morris Spencer, Mother and Son from Clyde M. Spencer, Married of record in Book 9749, page 279, Register's Office for said County.

The Said Edith M. Spencer is retaining a Life Estate in said property conveying her remainder interest only.

This is improved (X) / unimproved ( ) property, known as 4812 Cascade Drive (House Number) (Street) Old Hickory, Tennessee 37138 (P.O. Address) (City or Town) (Postal Zip)

[illegible] Wherever 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 hand s this 28 day of July 19 95

[signature]
Edith M. Spencer

[signature]
John Morris Spencer

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 9749 PG 282

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Edith M. Spencer and John Morris Spencer

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 28 day of July, 19 95.

Commission expires 12/5/98

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

_____
Notary Public

0085189

IDENTIF. ↑ REFERENCE

PICK-UP
95 AUG -2 PM 12:26
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

RETURN TO:
CUMBERLAND TITLE COMPANY
1187 VULTEE BOULEVARD
NASHVILLE, TENNESSEE 37217

7796 08/02/95 01:01 PM CHECK

8.00