BOOK 9782 PG 161

QUITCLAIM DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER:
Charlotte E. Binkley 1401 Kirkland Avenue Nashville, TN 37216	Boatman National Mortgage 4041 Knight Arnold Road Memphis, TN 38118	072-07-0-107.00

FOR GOOD AND VALUABLE CONSIDERATION, I, JERRY W. LANGSTON, have this day bargained, sold, released, and quitclaimed and do hereby bargain, sell, release, and quitclaim unto the grantee, **CHARLOTTE E. BINKLEY**, her heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

BEING Lot No. 18 of Block "B" on the Map of R.M. Dudley's Subdivision of Blocks A and B in Ferry Road of record in Book 974, Page 8, Register's Office, Davidson County, Tennessee.

SAID Lot No. 18 fronts 60 feet on the southerly side of Kirkland Avenue, as now located, and runs back between parallel lines, 188 feet more or less to a dead line.

BEING the same property conveyed to Jerry W. Langston, *et ux*, Charlotte B. Langston from Mary B. Hughes by Warranty Deed of record in Book 5216, Page 63, Register's Office, Davidson County, Tennessee.

This conveyance is made subject to any and all existing encumbrances, restrictions, and easements of record.

This is improved property known as 1401 Kirkland Avenue, Nashville, Davidson County, Tennessee 37216.

This is a conveyance of all of the estate, right, title, and interest of Jerry W. Langston in and to the described property together with any heridataments and appurtenances thereto appertaining to **CHARLOTTE E. BINKLEY**, her heirs, and assigns forever pursuant to court order in the case of *Charlotte Elaine Binkley Langston vs. Jerry Wendell Langston*, Fourth Circuit Court for Davidson County, Tennessee, docket number 89D-4912, entered on April 23, 1990, of record in the minutes of said court at Book 186A, Page 314.

IN WITNESS WHEREOF, **JERRY W. LANGSTON** has executed this Quitclaim Deed on this the 28 day of August, 1995.

Jerry W. Langston
JERRY W. LANGSTON

0095129

1995 SEP -1 PM 1:27

BOOK 9782 PG 162

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

On this the 28 day of August, 1995, personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, the within-named **JERRY W. LANGSTON**, with whom I am personally acquainted, (or who proved himself to me on the basis of satisfactory evidence) who upon oath stated that he executed the foregoing Quit Claim Deed as his free and voluntary act for the uses and purposes contained therein. Sworn to and subscribed before me this 28 day of August, 1995.

Betty J. Tidwell
NOTARY PUBLIC

My commission expires: 9/26/98

BETTY J. TIDWELL NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

9631 09/01 0101 01CASH 8.00

The actual consideration or value, whichever is greater, is $0.00.

Charlotte E. Binkley
AFFIANT

Sworn to and subscribed before me this the 28 day of August, 1995.

Betty J. Tidwell
NOTARY PUBLIC

My commission expires: 9/26/98

BETTY J. TIDWELL NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

This Instrument Prepared By: MOSELEY & MOSELEY, Attorneys at Law, P.C.
Suite 100, American Trust Building
301 Union Street
Nashville, Tennessee 37201-1406
(615) 254-0140