QUITCLAIM DEED

Mail

THIS INSTRUMENT WAS PREPARED BY: PHILIP W. DUER
ATTORNEY AT LAW
214 Third Avenue, North
P.O. Box 190638
Nashville, TN 37219-0638

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ -0- .

Sara M Beard
Affiant

Sworn to and Subscribed before me this 23 day of November, 1995.

My Commission Expires: Jan 20, 1999

Notary Public

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO:
GRACEY HAYNES, and MARIE BEARD 56 Robertson Street Nashville, TN 37210	GRACEY HAYNES, and MARIE BEARD 56 Robertson Street Nashville, TN 37210	Map 93-16 Parcel 218

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a reconveyance to create an undivided interest as tenants in common in the names of Grantees, Gracey Haynes and Marie Beard, of the hereinbelow described property, I, DIANE TAYLOR, by these presents do hereby quitclaim and convey unto GRACEY HAYNES and MARIE BEARD, as tenants in common, in equal shares, absolutely and in fee simple title, their successors and assigns, any and all of my right, title, or interest which they have in the following described tract or parcel of land, to-wit:

BEING City No. 56 Robertson Street, Nashville, Tennessee, being Lot No. 279 in Maury and Clairborne's Addition, south Nashville, the plan of which is of record in Book 5289, page 445, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Wilma Woodard from Robert N. Skinner, Trustee, by Quitclaim Deed of record in Book 5289, page 445, the said Wilma Woodard having since died, Ms. Woodard's interest having passed under the provisions of Ms. Woodard's Last Will and Testament to Diane Taylor, Annie Coleman, Gracey Haynes, and Marie Beard, as of record in Will Book 161, page 627, admitted to Probate on the 27th day of January, 1988, the said Annie Coleman having predeceased the Decedent, Wilma Woodard.

This is unimproved (_____) or improved (__x__) property, known as 56 Robertson Street, Nashville, Davidson County, Tennessee 37210.

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

IN WITNESS WHEREOF, I have hereunto set my hand on this the 10 day of 11-, 1995.

Diane Taylor
DIANE TAYLOR

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 DIANE TAYLOR, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 27 day of NOVEMBER, 1995.

Nancy L. Sherrill
NOTARY PUBIC

My Commission Expires:
My Commission Expires JULY 27, 1996

I did not notazire Ms. Diane Taylor's signature as she did not appear before me. As of today, I have only witnessed Ms. Sara M. Beard's signature.
Ellen V. Hackett
Nov. 24, 1995

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IDENTIF. & REFERENCE

96 FEB -1 PM 1:38
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

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