THIS INSTRUMENT PREPARED BY: Homer R. Ayers, Attorney-at-Law
P.O. Box 904, 303 Frances Street
Goodlettsville, Tennessee 37072

Quitclaim Deed

ADDRESS NEW OWNER:	PERSON/ENTITY RESPONSIBLE FOR PAYMENT OF TAXES:	MAP-PARCEL
Bennie Cleveland Lane 217 Rosehill Drive Goodlettsville, TN 37072	Same as New Owner	Map 25-8 Parcel 1 Field Book GO 17041

THIS QUITCLAIM DEED made and entered into on the day and date last written by and between BENNIE CLEVELAND LANE and GEORGETTE H. LANE, hereinafter referred to as the "GRANTORS", and BENNIE CLEVELAND LANE, hereinafter referred to as the "GRANTEE":

BOOK 9959PG977

W I T N E S S E T H:

That for and in consideration of the sum of One and No/100 ($1.00) Dollar cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, BENNIE CLEVELAND LANE and GEORGETTE H. LANE, in full accordance with T.C.A. §64-1-110 and with the intention that the estate by the entireties in the property previously held by us as tenants by the entireties, be dissolved, the GRANTORS, BENNIE CLEVELAND LANE and GEORGETTE H. LANE, do hereby transfer, convey and quitclaim all of their right, title and interest in the property below described to BENNIE CLEVELAND LANE, with the full intent and purpose to vest the said BENNIE CLEVELAND LANE, with title thereto in fee simple, and by this conveyance the said BENNIE CLEVELAND LANE, his heirs and assigns, is hereby vested with title in fee simple to the said real estate in Davidson County, Tennessee, described as follows:

BEING Lot No. 85 on the Plan of Section One, Ranchwood Estates, of record in Book 2900, page 125, Register's Office for Davidson County, Tennessee.

BEGINNING at a point in the north margin of Rosehill Drive at the corner of Lots No. 85 and 86; thence with the line between said lots, northerly 278.5 feet to a point; thence westerly 142.47 feet to the east margin of Rawls Drive; thence with the margin of the same, southerly 246.33 feet to the beginning of a curve; thence around said curve, southeasterly 39.91 feet to the margin of Rosehill Drive; thence with the margin of the same, easterly 144.35 feet to the point of beginning.

BEING the same property conveyed to Bennie Cleveland Lane and wife, Georgette H. Lane, by deed from Murphree Mortgage Company of record in Book 3613 page 561, Register's Office for said County.

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

WITNESS our hands on the day and date last acknowledged below.

Bennie Cleveland Lane
BENNIE CLEVELAND LANE

Georgette H. Lane
GEORGETTE H. LANE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, BENNIE CLEVELAND LANE, with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this the 7th day of Feb., 1996.

Patsy C. Davidson
NOTARY PUBLIC

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

My Commission Expires: 12/6/97

STATE OF North Carolina
COUNTY OF Forsyth }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, GEORGETTE H. LANE, with whom I am personally acquainted and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this the 8 day of Feb, 1996.

Violet S. Smith
NOTARY PUBLIC

My Commission Expires: June 21, 1999

OFFICIAL SEAL
VIOLET S. SMITH
Notary Public-North Carolina
COUNTY OF FORSYTH
My Commission Expires
June 21, 1999

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual transfer or value, whichever is greater, for this transfer is NONE.

Bennie C. Lane
AFFIANT

Sworn to and subscribed before me this the 7th day of Feb., 1996.

Patsy C. Davidson
NOTARY PUBLIC

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

My Commission Expires: 12/6/97

MAIL ENV.

0154309

IDENTIF. & REFERENCE

96 FEB 28 AM 9:45

FELIX Z. WILLIAMS REGISTER
DAVIDSON COUNTY, TN.

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