10009 102

This instrument prepared by:
JAMES L. CURTIS, ESQ.
Washington Square, Suite 204
214 Second Avenue, North
Nashville, TN 37201
(615) 256-4747

Address New Owner(s):	Send Tax Bills To	Map-Parcel Number
William Carroll Moncrief 217 Duke Street Nashville, TN 37207	Same	Map 71-7 Parcel 48

QUITCLAIM DEED

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 title in William Carroll Moncrief. We, Jerry Cole and wife, Mary Frances Cole, by these presents do hereby quitclaim and convey unto William Carroll Moncrief, his successors and assigns, the following described trance or parcel of land, to wit:

Land in Davidson County, Tennessee, being Lot No. 87 on the Map of J.B. Haynie's Oriental Plan, of record in Book 161, pages 26 and 27, Register's Office for said County.

Said Lot No. 87 fronts 100 feet on the northerly side of Duke Street, and runs back parallel lines 140 feet to an alley.

Being the same property conveyed to Jerry Cole and wife, Mary Frances Cole, by deed from Betty Jean (Luther) Bell and James L. Curtis, Trustee, of record in Book 9693, Page 103, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements, restrictions, and building setback lines of record.

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

This is improved property known as 217 Duke Street, Nashville, Tennessee 37207.

In witness whereof, I have set my name this the 4th day of April, 1996.

JERRY COLE

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, Jerry Cole, the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the instrument for the purposes

therein contained.

WITNESS my hand and official seal at Nashville, Tennessee on this 4th day of April, 1996.

Cynthia W. Sharp
NOTARY PUBLIC
My Commission Expires: 1/20/99

Mary Frances Cole
MARY FRANCES COLE

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, Mary Frances Cole, 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 instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee on this 4th day of April, 1996.

Cynthia W. Sharp
NOTARY PUBLIC
My Commission Expires: 1/20/99

State of Tennessee)
County of Davidson)

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

Mary Frances Cole
AFFIANT

Subscribed and sworn to before me this 4th day of April 1996.

Cynthia W. Sharp
NOTARY PUBLIC
My Commission Expires: 1/20/99

96 APR -9 AM 9:39
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

0169152
IDENTIF. + REFERENCE PICK-UP

E077 04/09 0101 03CHECK 8.00