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FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.

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IDENTIF. & REFERENCE

FROM:

PATRICIA A. STEWART
Executrix of the
ESTATE OF SADIE BATTEN

TO:

PATRICIA A. STEWART

QUITCLAIM DEED Mail

THIS INSTRUMENT WAS PREPARED BY: Charles R. Niewold, Attorney
214 Third Avenue, North
Nashville, TN 37201

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Affiant

Sworn to and subscribed before me this 10 day of April, 1996.

My Commission Expires:
9-21-96

Notary Public

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO:
Patricia A. Stewart 1519 Rosebank Avenue Nashville, TN 37206	SAME	Map 82-4 Parcel 14

KNOW ALL MEN BY THESE PRESENTS, that PATRICIA A. STEWART, Executrix of the ESTATE OF SADIE BATTEN, DECEASED, for and in consideration of the sum of Ten and 00/100 ($10.00) Dollars, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, and in connection with the distribution and closing of the ESTATE OF SADIE BATTEN, the Decedent's estate having been admitted to probate in Davidson County, Tennessee, and docketed at No. 95P-1296, has bargained and sold and hereby conveys, remises, releases and forever quitclaims unto PATRICIA A. STEWART, her heirs and assigns, all right, title and interest in and to a certain tract of land in Davidson County, Tennessee, to-wit:

> Land in Davidson County, Tennessee, being Lots Nos. 132 and 133 on the Plan of Oakwood Park, as of record in Book 421, page 12, Register's Office for Davidson County, Tennessee.
>
> Said Lots Nos. 132 and 133 front 31 feet each on the westerly side of North Sixth Street, and run back between parallel lines 165 feet to an alley.
>
> Being the same property conveyed to James Batten and wife, Sadie Batten, by deed from Andrew J. Huff, Jr. and wife, Jessie Pearl Huff, of record in Book 4573, page 16, Register's Office for Davidson County, Tennessee. Both James Batten and Sadie Batten having since died, he having predeceased her, and property now vested in

Patricia A. Stewart, as devisee under the Will of Sadie Batten, of record in Will Book 199, page 539, Probate Court Clerk's Office for Davidson County, Tennessee.

This is improved property, known as 1110 North 6th Street, Nashville, Tennessee.

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 April, 1996.

Patricia A. Stewart
PATRICIA A. STEWART
Executrix

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public, in and for the State and County aforesaid, personally appeared Patricia A. Stewart, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Executrix of the Estate of Sadie Batten, and that she as such Executrix, executed the foregoing instrument for the purposes therein contained, by signing herself as Executrix.

WITNESS MY HAND and official seal at Nashville, Tennessee, this 10 day of April, 1996.

Darlene M Hunter
NOTARY PUBLIC

MY COMMISSION EXPIRES:
My Commission Expires MAY 24, 1997

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