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This instrument prepared by:
SHERRARD & ROE, PLC (MGK)
424 Church Street, Suite 2000
Nashville, Tennessee 37219

BOOK 10055 PG 338

QUITCLAIM DEED

Address New Owner(s):
Donna T. Beard, Trustee
8249 Colee Cove Branch Road
St. Augustine, FL 32092

Send Tax Bills To:
Same

Map/Parcel Nos.
Map 104-15
Parcel 178

FOR AND IN CONSIDERATION of Ten Dollars ($10.00) cash in hand paid and other good and valuable consideration, which is hereby acknowledged, I, Donna T. Beard, (hereinafter referred to as the "Grantor"), do hereby quitclaim, transfer and convey all of my right, title and interest in and to the following described property to Donna T. Beard, Trustee of the Donna T. Beard Revocable Living Trust U/A April 18, 1996 (hereinafter referred to as the "Grantee"), said property being a certain tract or parcel of land in the County of Davidson, State of Tennessee, and more particularly described as follows:

Being the westerly 25 feet of Lot No. 4 and the easterly 50 feet of Lot No. 5 on the Map of R.E. Connell's Subdivision of the northeast part of Lot No. 23 of the Sarah A. Gordon Subdivision, as of record in Book 421, page 24.

Said parts of Lots Nos. 4 and 5 together front 75 feet on the southerly side of Blair Boulevard and run back between parallel lines 105 3/4 feet to a dead line.

Being the same property conveyed to Robert H. Beard and wife, Donna T. Beard, by deed from Mary Clemie Stephens Beadles, a widow, of record in Book 4318, page 271, Register's Office for Davidson County, Tennessee. Robert H. Beard has since passed away on May 11, 1991, and the property passed to his wife, Donna T. Beard, by operation of law.

This is improved property known as 2119 Blair Blvd., Nashville, Tennessee 37212 .

IN TESTIMONY WHEREOF, GRANTOR has executed this deed on the 17th day of May, 1996.

Donna T. Beard
DONNA T. BEARD

0183464
IDENTIFICATION REFERENCE

QUITCLAIM DEED: BEARD, DONNA/107221.
3421-__1

STATE OF Florida)
)
COUNTY OF Duval)

BOOK 10055 PG 339

Before me, **LENA J. SOFIELD**, a Notary Public in and for the County and State aforesaid, personally appeared DONNA T. BEARD, the within named 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 seal, at office in Jacksonville, Florida, this 17th day of May, 1996.

Lena J. Sofield
Notary Public

LENA J SOFIELD
My Commission CC463282
Expires May. 14, 1999
Bonded by HAI
800-422-1555

My Commission Expires: 5/14/1999

STATE OF Florida)
)
COUNTY OF Duval)

The actual consideration for this transfer of property is $-0- and no other monetary consideration.

Donna J. Beard
Affiant

Sworn to and subscribed before me this 17th day of May, 1996.

Lena J. Sofield
Notary Public

LENA J SOFIELD
My Commission CC463282
Expires May. 14, 1999
Bonded by HAI
800-422-1555

My Commission Expires: 5/14/1999

RECD & REC'D 2:07 PM CHECK 8.00