BOOK 10093 PG 711

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THIS INSTRUMENT WAS PREPARED BY WILLIAMS AND DINKINS, ATTORNEYS, 203 SECOND AVENUE, NORTH, NASHVILLE, TENNESSEE 37201

QUITCLAIM DEED

Address New Owners(s) As Follows	Send Tax Bills To	Map Parcel Numbers
PRICE INVESTMENT PROPERTIES, INC.	**Same**	**92-2-118,**
		92-2-119,
2719 Jefferson Street		**92-2-120, 92-2-124,**
Nashville, TN 37208		**92-2-123, 92-2-122**

FOR AND IN CONSIDERATION of One dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, We, Hortense Price-Jones f/k/a Hortense Smith Price, Fred Jones, Treachery O. Price, Earl William Price, Jr., Marlow Price, and Earlynn Joyce Price by these presents do hereby quitclaim and convey unto PRICE INVESTMENT PROPERTIES, INC., its successors and assigns, all our right, title and interest in and to the following described tracts of land:

TRACT I

Land in Davidson County, Tennessee, being part of Lots Nos. 18 and 19 on the Plan of O. H. Menees, as of record in Book 57, Page 89, Register's Office for said County. Said part of said lots front 30 feet on the east side of 28th Avenue, North, and runs back between parallel lines parallel to and 100 feet south of Jefferson Street, 115 feet to a dead line, and being the same property described by deed of record in Book 4081, Page 259, R.O.D.C., Tennessee.

Included in the foregoing, but expressly excluded therefrom is the following property conveyed to the Metropolitan Government of Nashville and Davidson County by judgement of record in Book 6610, page 133, RODC:

Being a part of Lots Nos. 18 and 19 on the Plan of O. H. Menees, as of record in Book 57, Page 89, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at a point, said point being the existing northwestern corner of Parcel 123 on Map 92-2 and on the existing eastern right-of-way of 28th Avenue North; thence southerly along said right-of-way for a distance of 30 ± feet to the existing southwestern corner of said parcel; thence easterly for a distance of 12 ± feet to the proposed southwestern corner of said parcel; thence northerly along the proposed eastern right-of-way of 28th Avenue North for a distance of 30 ± feet to the proposed northwestern corner of said parcel; thence westerly for a distance of 12 ± feet to the point of beginning and containing an area of 360 ± square feet.

Being part of the same property conveyed to Earl William Price, former husband of grantee, Hortense Price-Jones, by instrument of record in Book 4088, page 824, said Register's Office, the said Earl William Price having since died leaving as his heirs-at-law the grantees, Hortense Price-Jones, Earl William Price, Jr., Treachery O. Price, Marlow Price and Earlynn Joyce Price.

This is property known as 1042 28th Avenue, North, Nashville, Tennessee.

TRACT II

Land in Davidson County, Tennessee, being the southerly part of Lots Nos. 18 and 19, in O. H. Menees' Subdivision of Lots Nos. 32, 33 and 34, in the Boyd McNairy Tract Plan, of which Subdivision is of record in Book 57, page 89, Register's Office for said County. Said part of said lots fronts 40 feet on the easterly side of 28th Avenue North, and runs back easterly with the northerly line of an alley and between parallel lines 95 feet to a line, said line being 15 feet from the easterly line of said Lot No. 19.

Included in the foregoing, but expressly excluded therefrom is the following property conveyed to the Metropolitan Government of Nashville and Davidson County by Judgement entered in Book 6610, page 137, RODC:

Being part of the southerly part of Lots No. 18 and 19, in O. H. Menees' Subdivision of Lots Nos. 32, 33 and 34, in the Boyd McNairy Tract Plan of which Subdivision is of record in Book 57, Page 89, Register's Office, Davidson County, Tennessee.

Beginning at a point, said point being the existing northwestern corner of Parcel 124 on Map 92-2 and on the existing eastern right-of-way of 28th Avenue North; thence southerly along said right-of-way for a distance of 40 ± feet to the existing southwestern corner of said parcel; thence easterly for a distance of 12 ± feet to the proposed southwestern corner of said parcel; thence northerly along the proposed eastern right-of-way of 28th Avenue North for a distance of 40 ± feet to the proposed northwestern corner of said parcel; thence westerly for a distance of 12 ± feet to the point of beginning and containing an area of 480 ± square feet.

Being part of the same property conveyed to Earl W. Price, former husband of grantor, Hortense Price-Jones, by instrument of record in Book 4104, page 89, said Register's Office, the said Earl W. Price having since died and leaving as heirs-at-law the grantees Hortense Price-Jones, Earl William Price, Jr., Treachery O. Price, Marlow Price and Earlynn Joyce Price.

This is property known as 1040 28th Avenue, North, Nashville, Tennessee.

TRACT III

Land in Davidson County, Tennessee, being the northerly 100 feet of Lot No. 19 on the plan of O.H. Menees' Subdivision of Lots Nos. 32, 33 and 34 in the Boyd McNairy Tract, as of record in Book 57, page 89, Register's Office for said County.

Said part of Lot No. 19 fronts 50 feet on the southerly side of Jefferson Street and runs back between parallel lines 100 feet to a dead line.

Being the same property conveyed to Earl William Price and wife Hortense Smith Price by deed of record in Book 4280, Page 895, Register's Office for Davidson County, Tennessee; the same Earl William Price having since died.

This is improved property known as 2719 Jefferson Street, Nashville, Tennessee.

TRACT IV

Land in Davidson County, Tennessee, being Lot No. 20 in O. H. Menees Subdivision of Lots 32, 33 and 34, Boyd McNairy Plan, a plan of which subdivision is of record in Book 57, page 89, Register's Office of said county.

Said Lot No. 20 fronts 50 feet on the southerly side of Jefferson St., and runs back between parallel lines 170 feet to an alley.

Being the same property conveyed to Earl William Price, Jr., and wife, Hortense Price of record in Book 5258, page 198, in the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Hortense Price-Jones by quitclaim deed from Earl William Price, Jr., of record in Book 10093 page 709, said Register's Office.

This is improved property known as 2717 Jefferson Street, Nashville, Tennessee.

TRACT V

Land in Davidson County, Tennessee, being Lot No. 21 in the O. H. Menees, Subdivision of Lots Nos. 32, 33 and 34, Boyd McNairy Property, a plan of which subdivision is of record in Book 57, Page 89, Register's Office for said County. Said Lot No. 21 fronts 50 feet on the southerly side of Jefferson Street and runs back between parallel lines 170 feet to an alley.

Being the same property conveyed to Hortense Price-Jones and Treachery O. Price, mother and son, by deed of record in Book 9519, page 179, said Register's Office.

This is improved property known as 2715 Jefferson Street, Nashville, Tennessee.

TRACT VI

LAND in Davidson County, Tennessee, being a part of the scutherly 24 feet of the northerly 100 feet of lot No. 18, on the Map of Dr. O. H. Menees Subdivision, of record in Book 57, page 89, Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

SAID part of Lot No. 18 fronts 24 feet on the easterly margin of 28th Avenue North and extends back between parallel lines, parallel to and 76 feet South of Jefferson Street, 65 feet to the westerly line of Lot No. 19.

Included but expressly excluded from this conveyance is the following described property conveyed to the Metropolitan Government by deed of record in Book 6392, page 927, Register's Office for Davidson County, Tennessee:

BEGINNING at a point, said point being the existing northwestern corner of Parcel 122 on Map 92-2 and on the existing eastern right-of-way of 28th Avenue North; thence southerly along said right-of-way for a distance of 24 feet, more or less, to the existing southwestern corner of said parcel; thence easterly for a distance of 12 feet, more or less, to the proposed southwestern corner of said parcel; thence northerly along the proposed eastern right-of-way of 28th Avenue North for a distance of 24 feet, more or less, to the proposed northern corner of said parcel; thence westerly a distance of 12 feet, more or less, to the point of BEGINNING.

Being the same property conveyed to Treachery O. Price, a single person, by deed of record in Book 9529, page 884, said Register's Office.

This is unimproved property known as 1046 28th Avenue, North, Nashville, Tennessee.

Fred Jones, present spouse of grantor Hortense Price-Jones joins in this conveyance for the purpose of conveying any marital right he may have in and to the said property.

Witness our hands this 10TH day of JUNE, 1996, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Treachery O Price

Earl William Price Jr

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Marlow Price

Evelyn Joyce Price

Hortense Price-Jones

Earl James

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Anita L. Fitzgerald, a Notary Public in and for said County and State, the within named Treachery O. Price, Earl William Price, Jr., Marlow Price

_____, the bargainors, with whom I am personally acquainted, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 10th day of June, 1996.

Anita L. Fitzgerald
NOTARY PUBLIC

MY COMMISSION EXPIRES: 9/26/98

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Anita L. Fitzgerald, a Notary Public in and for said County and State, the within named Carlynn Joyce Price, Hortense Price-Jones

_____, the bargainors, with whom I am personally acquainted, and who acknowledged that he/she/they executed the within instrument for the purposes therein

contained.

Witness my hand and official seal at Nashville, Tennessee, this 11th day of June, 1996.

Anita L. Fitzgerald
NOTARY PUBLIC

MY COMMISSION EXPIRES: 9/26/98

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Anita L. Fitzgerald a Notary Public in and for said County and State, the within named

Fred Jones

, the bargainors, with whom I am personally acquainted, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 12th day of June, 1996.

Anita L. Fitzgerald
NOTARY PUBLIC

MY COMMISSION EXPIRES: 9/26/98

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $ -0-. Subscribed and sworn to before me, this the 11th day of June, 1996.

Affiant

Anita L. Fitzgerald
Notary Public

My commission expires 9/26/98

G:\Anita\Mortense.Ded

0195109
IDENTIFICATION REFERENCE

96 JUN 21 AM 8:54
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

RECEIVED 24.00