51-B

This instrument prepared by:

Edwin S. Pyle, Esq.
Wyatt, Tarrant & Combs
Suite 1500, 511 Union Street
Nashville, TN 37219

BOOK 10119 PG 869

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STATE OF TENNESSEE}
COUNTY OF Davidson} The actual consideration for this transfer is $ nil.

Affiant

Sworn to and subscribed before me this 12th day of July, 1996.

NOTARY PUBLIC Kathleen A. Hill NOTARY PUBLIC AT LARGE

My Commission expires:_____

KATHLEEN A. HILL NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 28, 1998

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QUITCLAIM DEED

Name and Address New Owner(s)	Send Tax Bills To	Map-Parcel
Mary Jo Murphy and Richard A. Murphy 4104 Legend Hall Nashville, TN 37215	Same	7DA-70699, 131-1-A-161

96 JUL 12 AM 8:35

0203137

IDENTIF. & REFERENCE

For love and affection and no monetary consideration, the receipt and sufficiency of which is hereby acknowledged, Richard A. Murphy and his spouse, Mary Jo Murphy, collectively the "Grantor", do, by these presents, quitclaim and convey unto Mary Jo Murphy, the "Grantee", her heirs and assigns, all of Grantor's right, title, and interest in and to certain real property located in Davidson County, State of Tennessee, described as follows, to wit:

LAND in Davidson County, Tennessee, being Unit 4104 on the Plan of Resubdivision of Legend Hall of record in Plat Book 5200, page 275, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of Legend Hall, a horizontal property regime established by Master Deed, of record in Book 4934, page 15, amended in Book 7850, page 126, said Register's Office.

BEING the same property conveyed to Richard A. Murphy and spouse, Mary Jo Murphy, by deed from Francis J. McGrath and spouse, Ann M. McGrath, dated June 7, 1991, and recorded in the Office of the Register of Deeds for Davidson County, Tennessee, in Book 8370, page 867.

The property herein conveyed is subject to the restrictions, easements, liens, and other matters set forth in the Master Deed and By-Laws of record in Book 4934, page 15, Book 4934, page 21, Book 5627, page 846, Book 5903, page 27, Book 7117, page 22, and Book 8155, page 382, all in the Register's Office for said County.

This is improved property known as 4104 Legend Hall, Nashville, Tennessee 37215.

This conveyance is intended to terminate the tenancy by the entireties now existing between Richard A. Murphy and Mary Jo Murphy and to vest sole ownership in this property in Grantee.

The legal description contained herein is the same as that contained in the previous deed of record.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 10 day of July, 1996.

Richard A. Murphy

Mary Jo Murphy

STATE OF TENNESSEE)

COUNTY OF Davidson)

Personally appeared before me, Kathleen A. Hill, a Notary Public in and for said County and State, Richard A. Murphy, and his spouse, Mary Jo Murphy, the within named Grantors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

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

KATHLEEN A. HILL NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Kathleen A. Hill
Notary Public

My Commission Expires:

My Commission Expires NOV. 28, 1998

H:\ESP\MURPHY.QCD (May 6, 1996)