This instrument prepared by:
Dennis Clifton Wright, Attorney
632 West Old Hickory Boulevard
Madison, Tennessee 37115-3514

BOOK 10122 PG 238

QUITCLAIM DEED

Address new owner as:	Send tax bills to:	Map-Parcel
Alice Marie Dorsey	Same	51-1
2011 Overby Street		67
Nashville, Tennessee 37207		

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, James D. Ferguson, have this day bargained and sold, and do hereby transfer, convey and quitclaim to Alice Marie Dorsey and Timothy Wayne Ferguson, their heirs and assigns, all my right, title and interest in and to certain real estate in Davidson County, Tennessee, described as follows:

> Land in Davidson County, Tennessee, being Lot No. 93 on the Map of Due West Valley Acres, not of record, in the 11th Civil District of said County, and described according to a copy of survey thereof made by H. R. Swann, Jr., Surveyor, dated April 20, 1947, as follows:
>
> Beginning at a point in the southwesterly margin of Due West Avenue at the common corner of Lots Nos. 93 and 94, said beginning point also being the northwest corner of the property conveyed to W. H. Spencer and wife, by deed from M.M. Cunniff and wife, of record in Book 1972, Page 164, Register's Office for said County,; thence with the line between said lots, southwesterly 500 feet; thence northwesterly 46.24 feet to the corner of Lots Nos. 92 and 93; thence with the line between said lots, northeasterly 500 feet to the southwesterly margin of Due West Avenue; thence with the margin of the same southeasterly 100 feet to the point of beginning.
>
> Being the same property conveyed to James D. Ferguson by deed from Charles D. Cook as Attorney-in-Fact for Joan Marie Cook, unmarried, of record in Book 8484, Page 24, said Register's Office.

This is unimproved property known as 749 Due West Avenue, Madison, Tennessee.

WITNESS my hands this 15th day of July, 1996.

020042

96 JUL 16 AM 11:02
FELIX A. ... REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

JAMES D. FERGUSON

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

BOOK 10122 PG 239

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, James D. Ferguson, the within named bargainor with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 16th day of July, 1996.

DENNIS WRIGHT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC

My Commission Expires NOV. 27, 1999

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

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

AFFIANT

Subscribed and sworn to before me, this 16TH day of July, 1996.

~~NOTARY PUBLIC~~ Deputy Register