BOOK 10156 PG 834

Address New Owner:	Map-Parcel Numbers:	Send Tax Bills to:
Nora V. James 510 Anderson Lane Madison, Tennessee 37115	43-06-20 110-63440 43-06-21 110-63435	SAME

This Instrument prepared by: Mark R. Olson, OLSON & OLSON, PLC
114 Franklin Street, Clarksville, Tennessee 37040.

QUITCLAIM DEED

FOR AND IN CONSIDERATION of love and affection and the sum of One Dollar ($1.00) cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, RANDALL K. JAMES ("Grantor"), by these presents hereby sells, assigns, and quitclaims to NORA V. JAMES, (the "Grantee"), Grantee's heirs, successors and assigns, all of Grantor's right, title, and interest in and to certain land in Davidson County, Tennessee, being more particularly described as follows:

Being Lots Nos. 6 and 7 on the Plan of Cedarcrest Estates, of record in Plat Book 974 at page 15, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Robert H. Young and wife, Blanche Young by deed recorded in Book 2090 at page 407, Register's Office for Davidson County, Tennessee, the said Robert H. Young having since died.

The Property is conveyed expressly subject to all limitations, restrictions, and encumbrances as may affect the Property.

Being the same property conveyed to Randall K. James and wife, Nora V. James by deed recorded in Book 6810 at page 973, Register's Office for Davidson County, Tennessee.

0214606
IDENTIF. & REFERENCE
PICK-UP
96 AUG 14 PM 4:11
FELIX Z. NELSON II REGISTER
DAVIDSON COUNTY, TN.

This is improved property located at 510 Anderson Lane, Madison, Tennessee 37115.

IN WITNESS WHEREOF, the Grantor has executed this Deed this 14th day of August, 1996.

RANDALL K. JAMES

STATE OF TENNESSEE)
COUNTY OF MONTGOMERY)

7109 08/14 0101 03CHECK 8.00

Personally appeared before me, a Notary Public, of this county, RANDALL K. JAMES, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand of office on this the 14th day of August, 1996.

NOTARY PUBLIC

My Commission Expires: My Commission Expires September 21, 1996

STATE OF TENNESSEE)
COUNTY OF MONTGOMERY)

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $ 1.00 , which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

AFFIANT

Subscribed and sworn to before me this 14th day of August, 1996.

NOTARY PUBLIC

My Commission Expires: My Commission Expires September 21, 1997

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