This Instrument Prepared By:
Richard L. Albers, Attorney
4344 Kenilwood Drive
Nashville, Tennessee 37204
(615) 331-5540

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration for this transfer is NONE.

Jerry Smith
Affiant

Subscribed and sworn to before me on this 12th day of December, 1996.

Patricia Albers
Notary Public
My Commission Expires: 9-18-99

Address New Owner As Follows:	Send Tax Bills To:	Map-Parcel Numbers
Jerry Smith	Jerry Smith	119-01 462
320 Peachtree Street	320 Peachtree Street	
Nashville, TN 37210	Nashville, TN 37210	

EXECUTOR'S QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that Jerry Smith, Executor of the Estate of Ruth Prather Smith, deceased, for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, and in connection with the distribution and closing of the Estate of Ruth Prather Smith, the decedent's will having been duly admitted to probate in Davidson County, Tennessee, and recorded in Will Book 207, Page 38, Probate Court Clerk's Office for said county, has bargained and sold and hereby conveys, remises, releases and forever quitclaims unto Jerry Smith, his heirs and assigns, all his right, title and interest in and to a certain tract (parcel) of land in Davidson County, Tennessee described as follows:

Being lot No. 2 on the Plan of Overhill City and W. H. Fox's Subdivision of part of the Cumberland Nurseries, as of record in Book 332, Page 21, Register's Office for said County. Said lot No. 2 fronts 50 feet on the northerly side of Peachtree Street and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to J. Claude Smith by deed from Sallie Carney, dated July 18, 1939, and recorded in Book 1126, Page 42, Register's Office for said County, and being the same property wherein a one-half undivided interest was conveyed by deed of record in Book 3807, Page 961, Registers Office of Davidson County, Tennessee, by J. Claude Smith to his wife, Ruth P. Smith, for the express purpose of creating an estate by the entirety in said J. Claude Smith, and wife, Ruth P. Smith. J. Claude Smith died on September 22, 1984, and at his death such property vested entirely in his wife, Ruth P. Smith, also known as Ruth Prather Smith.

This is improved property known as 320 Peachtree Street, Nashville, Tennessee 37210.

A Tennessee Inheritance Tax clearance, non-taxable certificate No. NT106959, has been received and a copy of such certificate is attached hereto as Exhibit A.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 12th day of December, 1996.

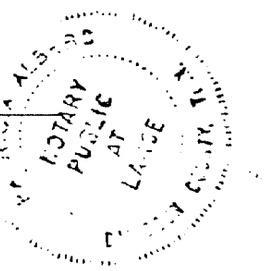
Jerry Smith
Jerry Smith, Executor of the
Estate of Ruth Prather Smith

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Jerry Smith, with whom I am personally acquainted, and who, upon his oath acknowledged that he executed the within instrument for the purposes therein contained.

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

Patricia Albers
Notary Public



My Commission Expires:

9-18-99

0256094
IDENTIF. ↑ REFERENCE

96 DEC 16 AM 11:23
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

5990 12/16 0101 03CHECK 12.00

Exhibit A

TENNESSEE DEPARTMENT OF REVENUE

NON-TAXABLE CERTIFICATE

NT 106959

BOOK 10291 PG 425

SMITH, JERRY C
ESTATE REPRESENTATIVE

ACCT. NO. 96-08267

To ALBERS, RICHARD L
4344 KENILWOOD DR
NASHVILLE, TN 37204

Estate of:
SMITH, RUTH P
DAVIDSON (19)
05/25/96

THIS IS TO CERTIFY that a sworn Return for Inheritance Tax has been filed with this Department by the duly qualified representative of the above Estate. The values as reported on all forms of property within the return appear to be fairly reported. The allowance of all lawful debts, deductions and the applicable statutory exemption, exempts the estate from taxation.

As provided in Section 67-8-420, Tennessee Code Annotated, this certificate authorizes the Probate Court of the County wherein said Estate was administered to permit a final settlement or accounting by the aforesaid representative.

This, the 30th day of August, 19 96.

RECORDERS MEMO
LEGIBILITY OF WRITING OR PRINTING IN
THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

COMMISSIONER OF REVENUE

By Vicki Jones
Director of Office Audit and Examination

RV-0194(REV. 9-91)

15-002-1900