0259612

IDENTIF. # REFERENCE

PICK-UP

This instrument prepared by:
Chan McCullough
700 Craighead St., Suite 103
Nashville, TN 37204

96 DEC 30 AM 9:26

REGISTER'S OFFICE
DAVIDSON COUNTY, TN.

Address New Owners:
HomeTrust Partners, LLC.
700 Craighead St.
Nashville, TN 37204

Send Tax Bills:
SAME

Map Parcel No:
multiple

BOOK 10303 PG 391

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar, and other good and valuable consideration, the receipt of which is hereby acknowledged, I,

Williams & Williams

by these presents do do hereby quitclaim and convey unto

HomeTrust Partners, LLC.

their sucessors and assigns, all my right, title and interest in the following described tract or parcel of land in Davidson County, State of Tennessee, described as follows:, To-Wit:

Twenty-two (22) parcels as described in ATTACHED "EXHIBIT A"

Talton T. Williams and wife, Araminta Williams hereby join Williams & Williams in this conveyance to transfer any interest in these properties they may have as individuals.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS our hands this 23rd day of December, 1996.

Talton T. Williams Araminta Williams

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Talton T. Williams and Araminta Williams, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence). and who acknowledged that they executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 23rd day of December 1996.

My Commission Expires MAY 24, 1997

Commission expires _____ Notary Public Patricia Stamps Campbell

STATE OF TENNESSEE
DAVIDSON COUNTY

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Talton T. Williams and Araminta Williams, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themself to be partners of Williams & Williams, the within named bargainor, a partnership, and that they as such partners executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by themselves as partner.

Witness my hand and official seal at Nashville, Tennessee, this 23rd day of December 1996.

Commission expires _____ Notary Public Patricia Stamps Campbell

STATE OF TENNESSEE
DAVIDSON COUNTY

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

Araminta Williams

AFFIANT

Subscribed and sworn to me this 23rd day of December, 1996.

My Commission Expires MAY 24, 1997

Commission expires _____ Notary Public Patricia Stamps Campbell

EXHIBIT A

BOOK 10303 PG 393

Tract I: **1120 Third Ave South, Nashville, TN 37210** **105-3-72**

Being part of Lot No. 19 of the Plan of John Nelson's Addition to Nashville as of record in Book 2, page 182, Register's Office for Davidson County, Tennessee, and described as follows.

Beginning at a point in the easterly margin of Third Avenue South, formerly College Street, 160 feet North of the margin of Chestnut Street, formerly Franklin Street; thence easterly parallel to the north margin of Chestnut Street, 131 feet, more or less, to the westerly margin of an alley; thence with the margin of said alley northerly 40 feet to a point; thence westerly 131 feet, more or less, to the easterly margin of Third Avenue South; thence with the margin of the same, southerly 40 feet to the beginning.

Being the same property conveyed to Williams & Williams from Johnny Burroughs and wife, Linda Burroughs, and Talton T. Williams and wife, Araminta Williams by deed as of record in Book 8658, page 113, Register's Office for Davidson County, TN.

Tract II: **1113 Third Ave South, Nashville, TN 37210** **105-3-39**

Land in Davidson County. Tennessee, being part of Lot No. 16 on the Plan of W. W. Sullivan's Addition to South Nashville, as of record in Book 8, page 147, Register's Office for said County. described according to a survey made by W. B. Southgate, Surveyor, November 3, 1927, of record in Book 547, page 121, R.O.D.C.. Tennessee as follows:

Beginning on the westerly margin of Third Avenue South. formerly College Street, at a point 244 feet north of the northerly margin of Chestnut Street, said point being the northeast corner of the property conveyed to Henry A. Dahlinger by deed from B. A. Womack and wife, of record in Book 911, page 300, said Register's Office; thence with the westerly margin of said Avenue, northwardly 49 feet 0 inches to the southeast corner of the property conveyed to Benjamin Franklin Sweeney by deed from William J. Park, et al,, of record in Book 530, page 276, said Register's Office, thence with said Sweeney's southerly line, westwardly 137 1/2 Feet. more or less, to the easterly margin off an alley, thence with said alley, southwardly 49 feet 0 inches to the northwest corner of said Dahlinger lot thence with said Dahlinger's northerly line. eastwardly 137 1/2 feet, more or less. to the beginning.

Being the same property conveyed to Williams & Williams from Johnny Burroughs and wife, Linda Burroughs, and Talton T. Williams and wife, Araminta Williams by deed as of record in Book 8658, page 26, Register's Office for Davidson County, TN.

Tract III: **1111 Third Ave South, Nashville, TN 37210** **105-3-40**

Land in Davidson County Tennessee being part of Lot No. 2 on the Plan of W.W. Sullivan property as of record in Book 8, page 147. R O D.C., Tennessee, and also being the 3rd lot described in a deed of partition among the Dorris heirs of record in Book No. 70, page 227, R.O.D.C., Tennessee. shown on pages 4, 5 and 6 up this abstract and described as follows:

Beginning on the westerly margin of 3rd Avenue South, formerly College Street, at Mrs. C. Stewart's N. E. corner; thence with the westerly margin of said Avenue northerly 24 feet 8 inches to A. O. Dorris southeast corner; thence, with his southerly line westerly 142 feet 10 1/2 inches, more or less, to the easterly margin of an alley; thence, with said alley southerly 24 feet 0 inches to Mrs. Stewart's N. W. corner, thence with her northerly line easterly 142 feet 10 1/2 inches, more or less, to the beginning.

Being the same property conveyed to Williams & Williams from Johnny Burroughs and wife. Linda Burroughs, and Talton T. Williams and wife, Araminta Williams by deed as of record in Book 8658, page 28. Register's Office for Davidson County. TN.

It is understood and agreed that part of the consideration for this transaction is the agreement of the Grantees to assume the obligations of the deed of trust to Gerald F. Nicely, Trustee for the benefit MDHA of record in Book 9998. page 375, R O.D.C., Tennessee in the original amount of $9000.

Tract IV: **2020 10th Ave North, Nashville, TN 37208** **81-7-129**

Being the northerly 39.5 feet of Lot No. 4 in Holt's unrecorded Subdivision of Lots Nos. 8 and 11 in Owen's Buena Vista Plan, the original Plan is of record in Book 15, pages 10 and 11, Register's Office for Davidson County, Tennessee.

Said property, the northwesterly corner of which is located 126 feet southeastwardly from the intersection of the southeasterly margin of Cass Street and the northeasterly margin of N. 10th Avenue, formerly Crooked Street, fronts 39.5 feet on the northeasterly margin of N. Tenth Avenue. formerly Crooked Street, and extends back between parallel lines 129 feet, more or less, to an alley.

Being the same property conveyed to Williams & Williams from Johnny Burroughs and wife, Linda Burroughs, and Talton T. Williams and wife, Araminta Williams by deed as of record in Book 8658, page 34, Register's Office for Davidson County, TN.

It is understood and agreed that part of the consideration for this transaction is the agreement of the Grantees to assume the obligations of the deed of trust to Gerald F. Nicely, Trustee for the benefit MDHA of record in Book 9227, page 807, R.O.D.C., Tennessee in the original amount of $8500.

Tract VI: **83 Green St, Nashville, TN 37210** **93-16-167**

Beginning at a point in the south margin of Green Street. formerly Leigh Street, at a point 150 feet west of the southwest corner of said street and Fairfield Street, 165 feet more or less, to the north margin of a 20-foot alley; thence west 30 feet with said alley to the southeast corner of the Truest lot; thence north 165 feet, more or less, to the point of beginning.

Being the same property conveyed to Williams & Williams from Johnny Burroughs and wife, Linda Burroughs, and Talton T. Williams and wife, Araminta Williams by deed as of record in Book 8658, page 115, Register's Office for Davidson County, TN.

It is understood and agreed that part of the consideration for this transaction is the agreement of the Grantees to assume the obligations of the deed of trust to Gerald F. Nicely, Trustee for the benefit MDHA of record in Book _____, page _____. R.O.D.C., Tennessee in the original amount of $9000 for work in progress at this property.

Tract VII: **2025 9th Ave North, Nashville, TN 37208** **81-3-297**

Being the northerly 42 feet of Lot No. 30 in the Subdivision of Lot No. 11 J. C. Owen's Buena Vista Plan of Lots, as of record in Book 57, page 26. Register's Office For Davidson County, Tennessee, described as follows:

Beginning at the southwest corner of 9th Avenue North, Formerly Buena Vista Street, and Cass Street; running thence with the westerly margin of 9th Avenue North, southerly 42 feet to a stake, thence at right angles and parallel to the southerly margin of Cass Street westerly 129 feet to an alley, thence with the easterly margin of said alley northerly 42 feet to the southerly margin of Cass Street; thence with the southerly margin of Cass Street easterly 129 feet to an alley, thence with the easterly margin of said alley northerly 42 feet to the southerly margin of Cass Street easterly 129 feet to the place of beginning.

Being the same property conveyed to Williams & Williams from Johnny Burroughs and wife, Linda Burroughs, and Talton T. Williams and wife, Araminta Williams by deed as of record in Book 8658, page 101, Register's Office for Davidson County, TN.

It is understood and agreed that part of the consideration for this transaction is the agreement of the Grantees to assume the obligations of the deed of trust to Gerald F. Nicely, Trustee for the benefit MDHA of record in Book 7695, page 781, R.O.D.C., Tennessee in the original amount of $8500.

Tract VII: **1832 9th Ave North, Nashville, TN 37208** **81-8-100**

Being Lot No. 375 in the North Nashville Real Estate Company's Addition to Nashville, Tennessee, a plan of which addition is of record in Book 21, page 105, Register's Office for Davidson County, TN.

Said Lot No. 375 fronts 50 feet on the easterly side of Ninth Avenue North, and runs back between parallel lines 168.6 feet to an alley.

Being the same property conveyed to Williams & Williams from Johnny Burroughs and wife, Linda Burroughs, and Talton T. Williams and wife, Araminta Williams by deed as of record in Book 8658, page 115, Register's Office for Davidson County, TN.

Tract IX: **1107 Meharry Blvd, Nashville, TN 37208** **81-16-16**

Land in Davidson County, Tennessee, being Lot No. 27 on the plan of Porterfield and Glascock Subdivision, of record in Book 19, page 124. Register's Office for said County.

Said Lot No. 27, which is a corner lot, fronts 50 feet on the southerly margin of Meharry Boulevard, formerly Porterfield Street and fronts 160 feet on the westerly margin of an alley, and extends back 50 feet on the southerly line which fronts on an alley and 160 feet on the westerly line to a point of intersection.

Being the same property conveyed to Williams & Williams from Johnny Burroughs and wife, Linda Burroughs, and Talton T. Williams and wife, Araminta Williams by deed as of record in Book 8658, page 127, Register's Office for Davidson County, TN.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid principal balance of a note secured by a first mortgage deed of trust to Kimbrough-Kavanaugh and Associates, of record in Book 4754, page 77, said Register's Office, and that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the said Grantee.

Tract X: **126 J.C. Napier Ct, Nashville, TN** **93-16-335 & 93-16-336**

Two adjoining tracts of Land in Davidson County, Tennessee, the first of which being the southerly part of Lot No. 1 on the Map of the Bransford Realty Company's Resubdivision of part of Weakley and Warren's Subdivision of Block "D" Hermitage Addition as of record in Book 421, page 58, said Register's Office.

Said part of Lot No. 1 fronts 33 feet on the northerly side of Warren Alley and runs back between parallel lines, with the westerly margin of Donelson Street, 72 feet, more or less, to the southerly margin of a 12 foot reserved strip.

The second tract, being part of Lot No. 2 on the Map of Bransford Realty Company's Resubdivision of part of Weakly and Warren's Resubdivison of Block D, Hermitage Addition of record in Book 421, page 58, said Register's Office. Said part of said Lot No. 2 fronts 33 feet on the northerly side of J. C. Napier Street, formerly Warren's Alley, and runs back between parallel lines parallel to and 33 feet west of Donelson street 70 feet, more or less, to a dead line, which dead line is 120 feet, more or less south of Fain Street.

Both these properties being the same property conveyed to Williams & Williams from Johnny Burroughs and wife, Linda Burroughs, and Talton T. Williams and wife, Araminta Williams by deed as of record in Book 8749, page 768, Register's Office for Davidson County, TN.

Tract XI: **618 North 2nd Street, Nashville, TN 37207** **82-7-217**

Land in Davidson County, Tennessee, being Lot No. 77 on the Plan of Harris Addition to Edgefield, of record in Book 21, page 109, R.O.D.C., Tennessee.

Said Lot No. 77 fronts 50 feet on the west side of Harris Street, now North 2nd Street, and runs back between parallel lines 150 feet, more or less, to an alley.

Being the same property conveyed to Williams & Williams from Johnny Burroughs and wife, Linda Burroughs, and Talton T. Williams and wife, Araminta Williams by deed as of record in Book 8658, page 133, Register's Office for Davidson County, TN.

Tract XII: **1109 North 6th Street, Nashville, TN 37207** **82-4-23**

Being Lots Nos. 149 and 150 on the map of Oakwood Park, of record in Book 421, page 12, Register's Office for Davidson County, TN.

Said lots Nos. 149 and 150 adjoin and front together 62 feet on the easterly side of North 6th Street and runs back between parallel lines 165 feet to an alley.

Being the same property conveyed to Williams & Williams from Johnny Burroughs and wife, Linda Burroughs, and Talton T. Williams and wife, Araminta Williams by deed as of record in Book 8658, page 111, Register's Office for Davidson County, TN.

Tract XIII: 1257 Lewis St, Nashville, TN 37210 105-4-322

Land In Davidson County, being Lot No. 38 on the Plan of Trimble's National Hill Subdivision of record in Book 21, page 121, R.O.D.C., Tennessee.

Said Lot No. 38 fronts 50 feet on the westerly side of East Hill Street and runs back between parallel lines 120 feet to an alley.

Being the same property conveyed to Williams & Williams from Robert Cooper by deed of record in Book 9492, page 177, R.O.D.C., Tennessee.

It is understood and agreed that part of the consideration for this transaction is the agreement of the Grantees to assume the obligations of the deed of trust to Gerald F. Nicely, Trustee for the benefit MDHA of record in Book 9678, page 662, R.O.D.C., Tennessee in the original amount of $9000.

Tract XIV: 903 Buchanan St, Nashville, TN 37208 81-12-27

Land in Davidson County, Tennessee, being Lot No. 209 and the westerly part of lot No. 208 in McGavock, Wetmore and Others' Addition, as of record in Plan Book 21, page 23, R.O.D.C., TN.

Said Lot No. 209 and part of Lot No. 208 front 60 feet on the southerly margin of Buchanan Street (formerly Hydes Ferry Road) and extends back between lines 150 feet, more or less, to an alley, on which it measures 46 feet, more or less.

Being the same property conveyed to Williams & Williams from Johnny Burroughs and wife, Linda Burroughs, and Talton T. Williams and wife, Araminta Williams by deed as of record in Book 8479, page 764, Register's Office for Davidson County, TN.

Tract XV: 911 Buchanan St, Nashville, TN 37208 81-12-24

Land in Davidson County, being part of Lots Nos. 210, 211, and 212 on the map of McGavock & Wetmore's Addition to the Town of Nashville, of Record in Book 21, page 23 of the Register's Office for Davidson County, Tennessee.

Beginning at a point in the south margin of Buchanan Street, in the east margin of Tenth Avenue North, thence southeasterly 205 feet along the easterly margin of Tenth Avenue North to a point in the northerly margin of an alley; thence north 150 feet to the southerly margin of Buchanan Street; then west 138 feet to the point of beginning.

This being the same property conveyed to Johnny Burroughs and wife, Linda Burroughs, a one-half undivided interest, and Talton Williams, and wife Araminta Williams, a one-half undivided interest by installment deed from Harris A. Gilbert, Trustee, of record in Book 7881, page 845 R.O.D.C., Tennessee. Being the same property conveyed to Williams & Williams from Johnny Burroughs and wife, Linda Burroughs, by deed as of record in Book 9670, page 473, Register's Office for Davidson County, TN. Talton T. Williams and wife, Araminta Williams, hereby join in conveying any individual interest they may have in this property unto HomeTrust Partners, LLC.

Tract XVI: 1828 Cephas St, Nashville, TN 37208 81-7-414

Being Lot No. 13 on the Plan of Cephas Woodard Subdivision of record in Book 161, page 174, Register's Office for Davidson County, TN.

Said Lot No. 13 fronts 50 feet on the easterly margin of Cephas Avenue and extends back between parallel lines 115 feet to a dead line in the rear.

Being the same property conveyed to Williams & Williams from Johnny Burroughs and wife, Linda Burroughs, by deed as of record in Book 9944, page 195, Register's Office for Davidson County, TN.

It is understood and agreed that part of the consideration for this transaction is the agreement of the Grantees to assume the obligations of the deed of trust to MDHA of record in Book 7884, page 882, R O D C , Tennessee in the original amount of $8500.

Tract XVII: 1811 Cephas St, Nashville, TN 37208 81-7-398

Land in Davidson County, Tennessee, being Lot No. 48 on the Plan of Cephas Woodard Subdivision of Lots 5 & 6, Woodard Property as of record in Book 161, page 174, Register's Office for Davidson County, TN

Said Lot No. 48 fronts 50 feet on the westerly margin of Cephas Street and extends back between parallel lines 115 feet to an alley in the rear

Being the same property conveyed to Williams & Williams from Johnny Burroughs and wife, Linda Burroughs, and Talton T. Williams and wife, Araminta Williams by deed as of record in Book 8658, page 99, Register's Office for Davidson County, TN.

It is understood and agreed that part of the consideration for this transaction is the agreement of the Grantees to assume the obligations of the deed of trust to Gerald F. Nicely, Trustee for the benefit MDHA of record in Book 8821, page 975, R.O.D.C., Tennessee in the original amount of $8500.

Tract XVIII: 112 Claiborne St, Nashville, TN 37210 93-16-12

Land in Davidson County, Tennessee, being Lot No. 86 on the Map of Maury and Claiborne's Addition to South Nashville, as of record in Book 21, pages 84 and 85, R.O.D.C., to which plan reference is here made for a more complete description.

Being the same property conveyed to Williams & Williams from Johnny Burroughs and wife, Linda Burroughs, and Talton T. Williams and wife, Araminta Williams by deed as of record in Book 8658, page 119, Register's Office for Davidson County, TN.

Tract XIX: 116 Claiborne St, Nashville, TN 37210 93-16-14

Being Lot No. 84 in Maury and Claiborne's addition to South Nashville, which is of record in Book 21, page 84 and 85, R.O.D.C., Tennessee.

Said Lot No. 84 fronts 35 feet on the westerly side of Claiborne and runs back between parallel lines 165 feet to an alley

Being the same property conveyed to Williams & Williams from Johnny Burroughs and wife, Linda Burroughs, and Talton T. Williams and wife, Araminta Williams by deed as of record in Book 8658, page 131, Register's Office for Davidson County, TN.

Tract XX: 1907 D.B. Todd Blvd, Nashville, TN 37208 81-7-163

Being the rear of southerly portion of Lot No. 65 in George Shields Second addition to North Nashville, a plan of which is found of record in the office of the Register for said County, in Book 57, page 146.

Beginning at a point in the southeast corner of said Lot No. 65, and running thence westerly, along the northerly margin of an alley in the rear of said lot No. 65, 99.9 feet to the east line of lot No. 64 in said plan; thence northerly, along the said east line of lot No. 64, 32 feet, more or less, to a point, and thence easterly and parallel with and 32 feet from said northerly margin of said alley, 99.9 feet more or less, to a point in the westerly margin of Salem Street, now 18th Avenue, North, to the point of beginning.

Being the same property conveyed to Williams & Williams from Johnny Burroughs and wife, Linda Burroughs, and Talton T. Williams and wife, Araminta Williams by deed as of record in Book 8922, page 388, Register's Office for Davidson County, TN.

Tract XXI: 1929 Delta Ave, Nashville, TN 37208 81-8-60

Being the northerly 40 feet of Lot No. 618 in North Nashville Real Estate Company's Plan of Lots, as of record in Book 21, page 105, Register's Office for Davidson County, TN.

Said part of Lot No. 618 fronts 40 feet on the westerly side of Delta, formerly Hamburg Street, and runs back between parallel lines 168 feet 6 inches to an alley

Being the same property conveyed to Williams & Williams from Carolyn Louise Whitehead by deed of record in Book 9868, page 840 R.O.D.C. Tennessee.

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Tract XXI: 1505 Clay St, Nashville, TN 37208 81-7-244

Being Lot No. 41 on the Map of Menees' Subdivision of Lot No. 8 of the Thomas Woodard Property, as of record in Book 161, page 44 R.O.D.C. Tennessee.

Said Lot No. 41 fronts 43 feet on the southerly side of Clay Street and runs back between parallel lines with the easterly margin of an alley, 150 feet to the northerly margin of another alley, measuring 38.4 feet thereon.

Being the same property conveyed to Williams & Williams from Johnny Burroughs and wife, Linda Burroughs and Talton T. Williams and wife, Araminta Williams by deed of record in Book 8658, page 103 R.O.D.C. Tennessee

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