BOOK 10304 PG 387

This Instrument Was Prepared By:
BAKER, CAMPBELL & PARSONS
Attorneys At Law
303 Church Street, Suite 300
Nashville, Tennessee 37201-1786

T.C.A. § 67-4-409(a)(3)(A) Exempts This Instrument From Tax As It Is A Re-Conveyance To Terminate A Tenancy By The Entirety. Further, T.C.A. § 67-4-409(a)(5) Provides That A Valuation Oath Is Unnecessary.

Address New Owner As And Send Tax Bills To The Following:
C. Turney Stevens, Sr.
1202 Graybar Lane
Nashville, Tennessee 37215

Map 69-16, Parcel 148

QUITCLAIM DEED

FOR AND IN CONSIDERATION of love and affection, and for no monetary consideration, and for the express purpose of making a re-conveyance to terminate a tenancy by the entirety, we, **C. Turney Stevens** and wife, **Jeanne M. Stevens,** by these presents do quitclaim and convey unto **David Bate Parsons, trustee**, his successors and assigns, all their interest in and to the following described tract or parcel of land situated in Davidson County, Tennessee, to wit:

> Land in Davidson County, Tennessee, being Lot 49 in Ashtons Subdivision of the L.M. Lewis Farm, in the 13th Civil District of said County, a plan of which subdivision is of record in Book 421, Page 19, Register's Office for Davidson County, Tennessee.
>
> Said Lot 49 fronts 100 feet on the westerly side of Manchester Avenue and extends back between parallel lines 200 feet to a dead line between Lots 35 and 49 of said plan, being 100 feet wide in the rear.
>
> Being the same property conveyed to C. Turney Stevens and wife, Jeanne M. Stevens, by trustee's deed from David C. Rutherford, trustee, of record in Book 4905, Page 815, Register's Office for Davidson County, Tennessee.
>
> This property is generally known as 1909 Manchester Avenue, Nashville, Tennessee.

AND NOW, I, the said **David Bate Parsons**, trustee, for the express purpose of carrying out the intent of this conveyance, as set forth hereinabove, do quitclaim and convey unto **C. Turney Stevens, Sr.,** his heirs and assigns, the same real property described hereinabove (to which reference is hereby made). C. Turney Stevens and C. Turney Stevens, Sr., are one and the same person.

The real property described hereinabove is, in all events, conveyed subject to such limitations, restrictions, covenants, conditions, easements, liens, charges and encumbrances as may affect the premises.

IN WITNESS WHEREOF, this instrument has been executed on this the 30th day of December, 1996.

C. Turney Stevens

Jeanne M. Stevens

David Bate Parsons, Trustee

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STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, **Deborah C. McFall**, a Notary Public in and for said State and County, the within named **C. Turney Stevens**, the 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 and official seal at Nashville, Tennessee, this 30th day of December, 1996.

Deborah C. McFall
Notary Public At Large

My Commission Expires: February 24, 2000

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, **Deborah C. McFall**, a Notary Public in and for said State and County, the within named **Jeanne M. Stevens**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 30th day of December, 1996.

Deborah C. McFall
Notary Public At Large

My Commission Expires: February 24, 2000

BOOK 10304 PG 390

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, **Deborah C. McFall**, a Notary Public in and for said State and County, the within named **David Bate Parsons, trustee**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he, as trustee, executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 30th day of December, 1996.

Deborah C. McFall
Notary Public At Large

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

My Commission Expires: February 24, 2000

0259912
IDENTIF. ↑ REFERENCE

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FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

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