0259943

IDENTIF. ↑ REFERENCE

BOOK 10304 PG 486

PICK-UP

This Instrument Prepared By:
Richard A. Johnson
TRABUE, STURDIVANT & DeWITT
2500 Nashville City Center
511 Union Street
Nashville, TN 37219-1738

96 DEC 30 PM 2:46

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

QUITCLAIM DEED

Address New Owner(s):	Send Tax Bills To:	Map/Parcel No.
Richard D. Buchanan and wife Poppy P. Buchanan 1557 Harding Place Nashville, TN 37215	New Owner	Map 104-15 Parcel 10

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, POPPY P. BUCHANAN, by these presents do hereby quitclaim and convey unto RICHARD D. BUCHANAN and wife POPPY P. BUCHANAN, their successors and assigns, all of our right, title and interest in and to the tract or parcel of land in Davidson County, State of Tennessee, described on the attached Exhibit "A."

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

This is improved property known as 2507 Natchez Trace, Nashville, Tennessee 37212.

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

IN WITNESS WHEREOF, we have hereunto set our hands on this the 13th day of December 1996.

PPB

Poppy P. Buchanan
POPPY P. BUCHANAN

65442

* * * * * *

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration for this transfer is $10.00 and no other monetary consideration.

Poppy P. Buchanan
AFFIANT

Sworn to and subscribed before me

This 13th day of December, 1996

Deborah A Ridley
NOTARY PUBLIC

My Commission Expires: May 30, 1996

* * * * * *

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Deborah A Ridley, a Notary Public in and for said County and State, POPPY P. BUCHANAN, 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 purposes therein contained.

Witness my hand, at office in Brentwood, Tennessee, on this the 13th day of December, 1996.

Deborah A Ridley
NOTARY PUBLIC

My Commission Expires: May 30, 1996

DEBORAH A. RIDDLEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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EXHIBIT "A"

LAND in Davidson County, Tennessee, being part of Lot No. 72 on the Map of Bransford Realty Company's Westmoreland Place of record in Book 421, page 16, Register's Office for said County.

Said part of Lot No. 72 fronts 60 feet on the west side of 28th Avenue, South or Natchez Trace and runs back between parallel lines 210 feet to an alley.

Being the same property conveyed to Poppy P. Buchanan by deed from The Poppy P. Buchanan Living Trust, Richard D. Buchanan, Trustee and Poppy P. Buchanan, Trustee of record in Book 10304, page 475, Register's Office for Davidson County, Tennessee.

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