BOOK 10327 PG 621

PREPARED BY:

John Michael Thompson
WARD, DERRYBERRY & THOMPSON
Suite 1720, Parkway Towers
Nashville, Tennessee 37219
615/244-0554

Address of New Owner	Send Tax Bills To	Map/Parcel No.
Claudia J. Randolph	First Investment Co.	83-12
2430 Eastland Avenue	P.O. Box 749	101
Nashville, TN 37206	Columbus, Ohio 43216	15DA 48975

Email

QUITCLAIM DEED

FOR AND IN CONSIDERATION of no monetary consideration and for the express purpose of making a conveyance pursuant to a Marital Dissolution Agreement filed in and made part of a Final Decree of divorce in the matter styled CLAUDIA JEAN ANDERSON RANDOLPH vs. DONALD BRUCE RANDOLPH, Circuit Court docket no. 96D-514, Davidson County, Tennessee, I, DONALD B. RANDOLPH, by these presents do hereby quitclaim and convey unto CLAUDIA J. RANDOLPH, a single person, her successors and assigns, the following described tract or parcel of land located in Davidson County, Tennessee, to wit:

Being Lot No. 208 on the Plan of Eastland Acres, Section 4, of record in Book 2331, page 94, Register's Office for Davidson County, Tennessee, and to which plan reference is here made for a more complete and accurate description.

Being the same property conveyed to James Harold Mack and wife, Georga Maye Mack, for the duration of their natural lives with remainder to Betty Ann Hembree Jackson, by deed from Harold Dean Spears and wife, Shelby Jean Spears, of record in Book 4896, Page 189, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Donald B. Randolph and wife, Claudia J. Randolph, by deed from James Harold Mack and wife, Georga Maye Mack, for the duration of their natural lives with remainder to Betty Ann Hembree Jackson, of record in Book 6677, Page 961, Register's Office for Davidson County, Tennessee.

This is improved property, known as 2430 Eastland Avenue, Nashville, Tennessee 37206.

IN WITNESS WHEREOF I have hereunto set my hand this 28th day of October, 1996.

Donald B. Randolph
DONALD B. RANDOLPH

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Donald B. Randolph

Sworn to and subscribed before me this 28th day of October, 1996.

Betty C. Estes
NOTARY PUBLIC

My Commission Expires 12-29-98

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STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said County and State, the within named DONALD B. RANDOLPH, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Davidson County, Tennessee, this 28th day of October, 1996.

Betty C. Estes
NOTARY PUBLIC

My Commission Expires 12-29-98.

026614,50
IDENTIFICATION NUMBER

97 JAN 23 PM 2:18
DAVIDSON COUNTY, TN.

8.00 CHECK 0001 03/23 7277