PREPARED FROM INFORMATION FURNISHED BY THE PARTIES AND WITHOUT THE BENEFIT OF A TITLE EXAMINATION.

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CHRISTOPHER R. SMITH	LEADER FEDERAL BANK	104-5-359
307 WEST END PLACE	158 MADISON AVENUE	
NASHVILLE, TN 37205	MEMPHIS, TN 38101-0275	

THIS INSTRUMENT PREPARED BY: TATUM & JONES, ATTORNEYS
2001 CHARLOTTE AVENUE, SUITE 200
NASHVILLE, TN 37203

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ -0-.

AFFIANT

Subscribed and sworn to before me, this the 31st day of January, 1997.

MY COMMISSION EXPIRES:
7/26/97

NOTARY PUBLIC

FOR AND IN CONSIDERATION of ONE DOLLAR ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, SHIRLEY JANE SMITH AND REUBEN M. SMITH, BOTH UNMARRIED, by these presents do hereby QUITCLAIM and CONVEY unto CHRISTOPHER R. SMITH, UNMARRIED, his successors and assigns, all their rights, title and interest in and to the following described tract of land:

LAND in DAVIDSON County, Tennessee, being Lot No. 271, in the Richland Realty Company Second Subdivision, Division "B", the Plan of which is of record in Book 332, page 92, Register's Office for said County, to which reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Slaton M. Smith, unmarried and Christopher R. Smith, unmarried, and Shirley Jane Smith, unmarried, and Reuben M. Smith, unmarried, by deed from Sherry L. Crowder Fitzgerald and George H. Fitzgerald, of record in Book 10084, page 248, Register's Office for DAVIDSON County, Tennessee. Slaton M. Smith conveyed his interest in subject property to Christopher R. Smith by Warranty Deed of record in Book 10084, page 248, said Register's Office.

unimproved ( )
This is improved (XX) property, known as: 307 WEST END PLACE
NASHVILLE, TN 37205

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

IN WITNESS WHEREOF, we have hereunto set our hands on this the 31ST day of January, 1997.

SHIRLEY JANE SMITH

REUBEN M. SMITH

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, SHIRLEY JANE SMITH AND REUBEN M. SMITH, BOTH UNMARRIED, 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 purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 31st day of January, 1997.

Pamela A. McGowan
NOTARY PUBLIC PAMELA A. MCGOWAN

MY COMMISSION EXPIRES:
9-27-97

PAMELA A. MCGOWAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

0272222
IDENTIFICATION REFERENCE

97 FEB 11 AM 10:50

DAVIDSON COUNTY, TN.

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