208

NEW OWNER: **Beatrice Merritt, et al.**
ADDRESS: **526 Yokley Drive**
Nashville, TN 37207

MAP: 71-1
PARCEL: 34

SEND TAX BILLS TO: **Same**

BOOK 10451 PG 600

QUITCLAIM DEED

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to create a life estate interest to BEATRICE MERRITT with remainder to ANNA J. PATTON and OVERTON MERRITT, JR., as joint tenants. I, BEATRICE MERRITT, by these presents do hereby quitclaim and convey my interest unto LEROY CAIN, JR., Trustee, his successors and assigns, the following described tract or parcel of land, to wit:

> Land in Davidson County, Tennessee, being Lot No. 4 on the Map of Hardie Yokley Subdivision not of record, described according to a survey made by Z. J. Wilkinson, Surveyor, on February 19, 1949, as follows:
>
> BEGINNING on the southerly margin of Yokley Drive at the northwest corner of Lot No. 5, conveyed to L. C. Smith by deed from Hardie Yokley and wife, of record in Book 1759, page 490, Register's Office for said County, said point being 599 feet West of the intersecting of Yokley Drive with Old Matthews Road (Natchez Trail); thence with the line between Lots 4 and 5, South 8 degrees West 150 feet; thence North 82 degrees West 50 feet to the Southeast corner of Lot No. 3; thence with the common line between Lots 3 and 4 North 8 degrees East to the southerly margin of Yokley Drive; thence with said Drive, eastward 50 feet to the point of beginning.
>
> Being the same property conveyed to Overton Merritt and wife, Beatrice Merritt, by deed from Mai Henderson et vir., of record in Book 2248, page 596, Register's Office for Davidson County, Tennessee; the said Overton Merritt having since died, the property is vested solely in Beatrice Merritt.

This is improved property known as 526 Yokley Drive, Nashville, Tennessee 37207.

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

And now, I, the said LEROY CAIN, JR., TRUSTEE, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey my interest unto BEATRICE MERRITT, a life estate, with a remainder to ANNA J. PATTON and OVERTON MERRITT, JR., as joint tenants, their heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may effect the premises as above set forth.

IN WITNESS WHEREOF, we have hereunto set our hands on this the 9th day of May, 1997.

BEATRICE MERRITT

LEROY CAIN, JR., ***Trustee***

97 MAY 12 PM 2:51
FILED & R.O. SEALED & REGISTERED
DAVIDSON COUNTY, TN

0304058
IDENTIFICATION REFERENCE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

BOOK 10451 PG 601

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named BEATRICE MERRITT, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument (Quitclaim Deed) for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Davidson County, Tennessee, this 9th day of May, 1997.

Jacqueline Carlton
NOTARY PUBLIC

My commission expires: March 25, 2000

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

0110 05/12 0101 03CHECK 8.00

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, LEROY CAIN, JR., 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 (Quitclaim Deed) for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 9th day of May, 1997.

Jacqueline Carlton
NOTARY PUBLIC

My commission expires: March 25, 2000

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

AFFIANT

SWORN to and subscribed before me, this 9th day of May, 1997.

Jacqueline Carlton
NOTARY PUBLIC

My commission expires: March 25, 2000

THIS INSTRUMENT WAS PREPARED BY:
Leroy Cain, Jr., Attorney at Law, 208 Third Avenue, North, Suite 500, Nashville, Tennessee 37201