prepared by Carolyn W. James

Address of New Owner:
Carolyn W. James
3803 Elkins Avenue
Nashville, TN 37209

Send Tax Bills to:
Same

Map-Parcel Nos.:
92-13
212

BOOK 10464 PG 190

QUITCLAIM DEED

For and in consideration of Twelve Hundred Dollars ($1200.00), and for other good and valuable consideration, the receipt of which is hereby acknowledged, I, Charles W. Ewing, Sr., hereinafter referred to as Grantor, by these presents do hereby quitclaim and convey unto Carolyn W. James, hereinafter referred to as Grantee, her successors and assigns, all of my right, title and interest in and to the following described tract or parcel of land, to wit:

LAND in Davidson County, Tennessee, being Lot Number 3 of Block 24, Charlotte Park Company's Second Addition as of record in Book 57, pages 160 and 161, Register's Office for said County.

Said Lot No. 3 fronts 50 feet on the southerly side of Elkins Avenue, formerly Second Avenue, and runs back between parallel lines, 150 feet to an alley.

Being the same property conveyed to Charles W. Ewing, Sr., by deed from David A. Pledger, of record in Book 8786, Page 371, Register's Office for Davidson County, Tennessee.

Neither the Grantor nor his spouse can occupy subject property as their residence.

This deed is made subject to any and all liens of record in the Register's Office for Davidson County, Tennessee.

All buildings formerly on this property have been bulldozed and it is currently a vacant lot. The address, when it was improved property, was 3805 Elkins Avenue, Nashville, Tennessee 37209.

IN WITNESS WHEREOF, I have hereunto set my hand on this 19 day of February, 1997.

Charles W. Ewing Sr.
CHARLES W. EWING, SR.

4260 05/23 0101 03CHECK 13.44

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appearing before me, David C. Langford, a Notary Public in and for said County and State, the within named, Charles W. Ewing, Sr., the bargainor with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes contained therein.

David C. Langford
NOTARY PUBLIC
My commission expires: My Commission Expires Nov 28 1998

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is: $1200.00.

Charles W. Ewing Sr.
AFFIANT

Sworn to and subscribed before me this 11th day of February, 1997.

David C. Langford
NOTARY PUBLIC
My commission expires: My Commission Expires Nov 28 1998

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

IDENTIF. ↑ REFERENCE PICK-UP
03078414
97 MAY 23 AM 8:47
ELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10464 PG 191

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	1200.00
CON TX	4.44
PRFEE	1.00
MISC	8.00
TOTAL	13.44
CHECK	13.44

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 05/23/97 01 0001 4260

03078444
IDENTIF. # REFERENCE

97 MAY 23 AM 8:48

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. [illegible]