Prepared By:
Wade L Phelps
1114 Campbell St
Nash Tenn 37208

NAME AND ADDRESS OF PROPERTY OWNERS:
WADE L. PHELPS
HENLEY BLACK
CORINE BLACK

QUITCLAIM DEED

FROM 10506 PG 606

Name & Address of Person or Entity Responsible for Payment of Real Property Taxes:
THOMAS JONES

		MAP PARCEL NUMBERS
1535 &1537 12th AVE. NORTH	815 22nd AVENUE NORTH	091-11-0 55700
NASHVILLE, TN 37208	NASHVILLE, TN 37209	091-11-0 58600

FOR AND IN CONSIDERATION of One dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, WADE L. PHELPS, HENLEY BLACK III, & CORINE BLACK

by these presents do hereby quitclaim and convey unto THOMAS JONES

successors and assigns, all LEGAL right, title and interest in and to the following described tract of land:

I hereby Quitclaim to THOMAS JONES

all my interests in the following land:

Tract I: Land in Davidson County, Tennessee being the Southerly one-half of Lot No. 173 in McGavock and Wetmore's Second Addition to Nashville, called Addition to the Town of McGavock.

Said Lot that is the South half of Lot No. 173 fronts twenty-five feet on the Westerly side of 12th Avenue North, formerly Florence Street, and extends back between parallel lines 154 feet to an alley, in the rear, a plan of which is of record in Book 21 page 41, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Wade L. Phelps and Henley Black, III by Warranty Deed on October 1, 1994 of Record in Book 9492 Page 725 Register of Deeds Office of Davidson County, Tennessee.

Being the same property conveyed to Wade Lee Phelps and Henley Black III by Trustee Deed of record in Book 10352 Pg 731 Register's Office Davidson

Tract II: Land in Davidson County, Tennessee being the Northerly half of Lot No. 173 on the Plan of D.T. McGavock's Addition of record in Book 21, Page 41, Register's Office for Davidson County, Tennessee. Said part of said Lot fronts 25 feet on the Westerly side of 12th Avenue North, and runs back between parallel lines 154 feet to an alley.

Being the same property conveyed to Wade L. Phelps and Henley Black, III by Warranty Deed on Oct 1, 1994 of Record in Book 9492 Page 725.

Being the same property conveyed to Wade L. Phelps and Henley Black III by Trustee's Deed of record in Book 10352 Page 730 Register's Office for Davidson County, Tennessee.

This is [x] improved, known as 1535-1537 12th Avenue North Nashville, TN 37208 (Number) (Street) P.O. Address (City or Town) (Zip)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 3000.00

Subscribed and sworn to before me, this the 20th day of JUNE 1997

Affiant

My commission expires: 11/8/1998 (Affix Seal)

Notary Public

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

Witness our hands this 20th day of JUNE, 1997 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

WADE L. PHELPS

HENLEY BLACK

CORINE BLACK

03199911
IDENTIF. ↑ REFERENCE

97 JUN 26 PM 1:

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

QUIT CLAIM DEED

TO THOMAS JONES

FROM Wade L. Phelps, Henley Black III and Corine Black

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4831
NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me WADE L. PHELPS, HENLEY BLACK III, CORINE BLACK
and for said County and State DAVIDSON, TENNESSEE

the within named bargainor, 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 20th. day of JUNE, 1997

Commission expires 11/28/1998 Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be _____ of the _____, the within named bargainor, a corporation, and that _____ as such _____ bring authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by _____ as such _____.

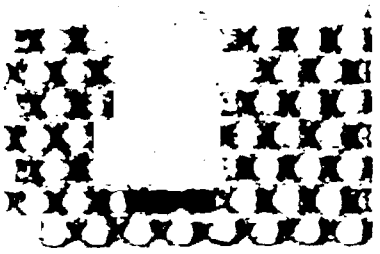
Witness my hand and seal, at office in _____
this _____ day of _____, 19__.

_____ Notary Public

Commission expires _____

1997 06/26 0101 01CASH 16.40

115506:617



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10506 PG 608

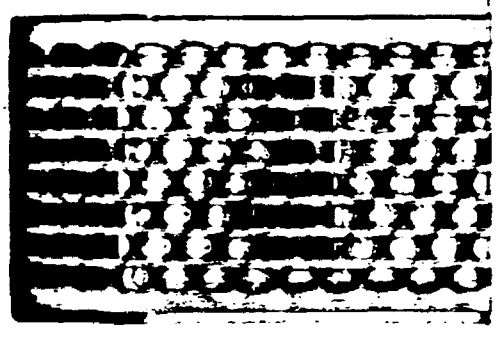
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	2000.00
CON TX	7.40
PRFEE	1.00
MISC	8.00
TOTAL	16.40
CASH	16.40

06/26/97 01 13:28 0001 7624

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



03199 91

IDENTIF. ↑ REFERENCE

97 JUN 26 PM 1:27

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1167435