BOX 49 D.

This instrument prepared by:
LAWYERS TITLE INSURANCE CORPORATION
424 Church Street, Suite 200
Nashville TN 37219

FILE BOX 49
Map & Parcel: 72-10-44
LTIC File No: 37405

QUITCLAIM DEED

BOOK 10751 PG 507

KNOW ALL MEN BY THESE PRESENTS, that Virginia Irene Johnson for and in consideration of Ten and 00/100 ($10.00) Dollars, do hereby remise and release, quit claim and convey all of his/her/their right, title and interest unto Perry J. Shannon, Sr. and wife, Virginia Irene Shannon the following described real estate located in Nashville, County of Davidson, State of Tennessee, to wit:

LAND in Davidson County, Tennessee, being the southerly 51.6 feet of Lot Nos. 17 and 18 and the northerly 29 feet front and 28.4 feet rear of Lot No. 24, on the Plan of Keller's Subdivision of the Maxey Home Place, as shown on plat of record in Plat Book 421, page 86, in the Register's Office of Davidson County, Tennessee, described according to a survey made by Z. J. Wilkinson, June 14, 1937, as follows:

BEGINNING on the westerly margin of Scott Avenue at a point 235 feet north of the northerly margin of Litton Avenue; thence with the westerly margin of Scott Avenue northwardly 80.6 feet to a point 203 feet south of the southerly margin of Keller Avenue; thence westwardly 175 feet, more or less, to the easterly line of Lot No. 16; thence with said line southwardly 80 feet to a point 229 feet north of the northerly margin of Litton Avenue; thence eastwardly 170 feet to the beginning.

BEING the same property conveyed to Virginia Irene Johnson, by Deed of Record in Book 4237, page 430, Register's Office for Davidson County, Tennessee. The said Virginia Irene Johnson is now known as Virginia I. Shannon.

0023 01/08 0101 03CHECK 8.00

98 JAN -8 AM 11:45

REGISTER

IDENTIFICATION REFERENCE

01388283

IN TESTIMONY WHEREOF I/We have executed this instrument this date of 12/31/97.

Virginia Irene Johnson
Virginia Irene Johnson

This is (XX) improved () unimproved property known as:
2911 Scott Avenue
Nashville, Tennessee 37216

Mail Tax Bills to: (Person or Agency responsible for payment of taxes)

Perry J. Shannon, Sr.
Virginia I. Shannon
2911 Scott Avenue
Nashville, Tennessee 37216

I, or we, hereby swear or affirm that to the best of affiants knowledge, information, and belief, the actual consideration for this transaction is: $10.00

Perry J. Shannon, Sr.
Affiant

Subscribed and sworn to before me this the 31ST day of DECEMBER, 1997.

Notary Public

My Comm Expires: My Commission Expires Sept 23 2000

(Individual Notary Acknowledgement)
STATE OF Tennessee
COUNTY OF Davidson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid,personally appeared Perry J. Shannon, Sr. and Virginia Irene Johnson n/k/a Virginia Irene Shannon with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office at Nashville, Tennessee on this date of December 31, 1997

Commission Expires: My Commission Expires Sept 23 2000

Notary Public