10812 743

Box 29

Prepared By Priority Escrow By INFO Given Parties

QUITCLAIM DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Henrietta C. Tidwell	FT Mortgage Companies	131-11-064
(NAME)	(NAME)	
4606 Benton Smith Road	2974 LBJ Freeway	16DA-30955
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37215	Dallas, TX 75234	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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 tenants by the entirety

We, Henrietta C. Tidwell McPhail and Roderick Duncan McPhail

by these presents do hereby quitclaim and convey unto J. Blake Freeman

, Trustee, his successors and assigns, the following described tract or parcel of land, to wit:

LAND in Davidson County, Tennessee, being Lot No. 22 on the Plan of Section 1, Seven Hills, of record in Book 2133, pages 81 and 82, Register's Office for said County.

Said Lot No. 22 fronts 171.7 feet on the broken easterly margin of Benton Smith Road and extends back 228.5 feet on the southerly line and 268.6 feet on the broken northerly line to a dead line in the rear, measuring 145.0 feet thereon.

BEING the same property conveyed to Henrietta C. Tidwell and Roderick Duncan McPhail by deed from John A. Kelingos and Barbara A. Bauer, of record in Book 8117, page 540, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 0-

Subscribed and sworn to before me, this the 20th day of February 19 98

Affiant

My commission expires: (Affix Seal) Notary Public

OLLIE MAE PARSLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 27, 1999

This is unimproved ( ) improved (XX) property, known as 4606 Benton Smith Road, Nashville, TN 37215
(House Number) (Street) P. O. Address: (City or Town) ((Postal Zone)

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

And now, I, the said J. Blake Freeman *, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto* Henrietta C. McPhail and husband, Roderick D. McPhail

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 affect the premises, as above set forth.*

IN WITNESS WHEREOF *we have hereunto set our hands on this the* 20th *day of* February *, 19* 98.

THIS INSTRUMENT WAS PREPARED BY:

Henrietta C. Tidwell McPhail

Roderick Duncan McPhail

J. Blake Freeman *Trustee.*

BOOK 10812 PG 741

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, Henrietta C. Tidwell McPhail and Roderick Duncan McPhail the Bargainors, with whom I am personally acquainted, 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 February, 19 98

Notary Public.

My commission expires:

OLLIE MAI PARSLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires MAR. 27, 1999

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 J. Blake Freeman, Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he, as Trustee, executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 20th day of February, 19 98

Notary Public.

My commission expires:

OLLIE MAI PARSLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires MAR. 27, 1999

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98 FEB 27 AM 8:42

QUITCLAIM

Deed

From:

AND

To: Trustee.

Trustee.

Compliments of