This Form furnished by: **HELEN S. ROGERS, ESQ., ATTORNEY AT LAW**

FROM:

ELISHA MILLER ROBINSON, JR., and Wife, JANE HAYNES ROBINSON

FROM:

HELEN SFIKAS ROGERS, Trustee

AND

TO:

HELEN SFIKAS ROGERS, Trustee

TO:

ELISHA MILLER ROBINSON, JR., and Wife, JANE HAYNES ROBINSON

QUITCLAIM DEED

New Owner & Address	Taxable Party	Map-Parcel Numbers
Elisha M. Robinson, Jr. and Jane Haynes Robinson, 5804 Beauregard Drive, Nashville, Tennessee 37215	Elisha M. Robinson, Jr. and Jane Haynes Robinson, 5804 Beauregard Drive, Nashville, Tennessee 37215	Map 145-9 Parcel 27

STATE OF TENNESSEE }

COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS: $ -0-

Elisha Miller Robinson
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF MARCH, 1998.

Helen S McDaniel
NOTARY PUBLIC

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

MY COMMISSION EXPIRES: January 29, 2000.
DATE

This Instrument Prepared By:

Helen S. Rogers, Esq.
Attorney at Law
"The Wind in the Willow Mansion"
2205 State Street
Nashville, TN 37203
(615) 320-0600

MAIL ENV.

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IDENTIFICATION REFERENCE

We, **ELISHA MILLER ROBINSON, JR.** and Wife, **JANE HAYNES ROBINSON**, for the expressed purpose of making a re-conveyance to creating a Tenancy in Common, do

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

Quitclaim to **HELEN SFIKAS ROGERS**, Trustee, her successors, heirs and assigns forever, all that certain lot, piece or parcel of land, with the buildings and improvements thereon erected, situated, lying and begins in the:

LAND in Davidson County, Tennessee, being Lot Nº 26, on the Map of Tyne Valley Estates, Section II, as of Record in Book Nº 3300, Page Nº 72, Register's Office of Davidson County, Tennessee.

SAID Lot Nº 26 fronts 193.2 feet along the Northeasterly Margin of Beauregard Drive and runs back 405 feet on the Southeasterly Line and 282 feet on the Northwesterly Line to a Line at the rear measuring 1799 feet, thereon.

BEING the same real property conveyed to Elisha Miller Robinson and Wife, Jane Haynes Robinson, by Warranty Deed, dated August 4, 1967, of Record in Book Nº 4162, Page Nº 761, Register's Office of Davidson County, Tennessee.

Conveyance of this property is subject to Restrictive Covenants of Record in Book Nº 3406, Page Nº 490, said Register's Office, and the Plan of Record in Book Nº 3300, Page Nº 72, said Register's Office, shows an owner's certificate, a 90 foot minimum building setback line from Beauregard Drive and a 10 foot easement for public utility purposes along the side and rear lines of said lot.

This is improved and unimproved real property, known as:

5804 Beauregard Drive, Nashville, Tennessee 37215

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

And now, I, the said **HELEN SFIKAS ROGERS**, Trustee, for the expressed purpose of carrying out the intent of this conveyance, as above set out, do hereby convey, and forever Quitclaim unto **ELISHA MILLER ROBINSON, JR.** and Wife, **JANE HAYNES ROBINSON**, as Tenants in Common, their successors, heirs and assigns, the same real property hereinabove described and set forth, to which reference is hereby made, and said real property is conveyed 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 19 day of MARCH, 1998.

Elisha Miller Robinson Jr

ELISHA MILLER ROBINSON, JR.

Jane Haynes Robinson

JANE HAYNES ROBINSON

Helen Sfikas Rogers

HELEN SFIKAS ROGERS, Trustee

STATE OF TENNESSEE }

COUNTY OF DAVIDSON }

Personally appeared before me, ELLEN S. McDANIEL, a Notary Public in and for said County and State, the within named, **ELISHA MILLER ROBINSON, JR.**, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledge that He executed the within instrument for the purpose therein contained.

Witness my hand at Nashville, Davidson County, Tennessee on this the 19TH day of MARCH, 1998.

DAVIDSON COUNTY TENN. NOTARY PUBLIC AT LARGE ELLEN S. McDANIEL

Ellen S. McDaniel

NOTARY PUBLIC

(AFFIX SEAL)

My Commission Expires: January 29, 2000.
DATE

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16.00

STATE OF TENNESSEE }

COUNTY OF DAVIDSON }

Personally appeared before me, ELLEN S. McDANIEL, a Notary Public in and for said County and State, the within named, **JANE HAYNES ROBINSON**, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledge that She executed the within instrument for the purpose therein contained.

Witness my hand at Nashville, Davidson County, Tennessee on this the 19TH day of MARCH, 1998.

Ellen S. McDaniel
NOTARY PUBLIC

(AFFIX SEAL)

My Commission Expires: January 29, 2000.
DATE

STATE OF TENNESSEE }

COUNTY OF DAVIDSON }

Personally appeared before me, ELLEN S. McDANIEL, a Notary Public in and for said County and State, the within named, **HELEN SFIKAS ROGERS**, Trustee, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledge that She executed the within instrument for the purpose therein contained.

Witness my hand at Nashville, Davidson County, Tennessee on this the 19TH day of MARCH, 1998.

Ellen S. McDaniel
NOTARY PUBLIC

(AFFIX SEAL)

My Commission Expires: January 29, 2000.
DATE