0423762

IDENTIF. & REFERENCE

PREPARED BY:
Bankers Title & Escrow Corp.
3310 West End Avenue, Suite 410
Nashville, TN 37203

98 APR -9 AM 10:01

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

QUITCLAIM DEED

BOOK 10880 PG 482

ADDRESS NEW OWNER
Willie M. Turner
1511 Jones Avenue
Nashville, TN 37207

SEND TAX BILLS TO:
Same

Map 71-12

Parcel 178

Mail

For and in consideration of love and affection, for my wife and my two daughters, and no monetary consideration, hereinafter the GRANTOR, does hereby quitclaim and convey unto each of my wife, Rosetta Turner as to a one third undivided interest and my daughter Denise Rowan as to a one third undivided interst and my daughter Geraldine Watkins as to a one third undivided interest, all of my right, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, and I do specifically retain in myself a life estate in said property and do retain the right during my life to sell, transfer, convey, mortgage or otherwise convey said property without the joinder of any remaindermen with full right to any and all consideration therefrom. Said property is described as follows:

> Land in Davidson County, Tennessee, being part of Lots 77 and 78 on the Plan of Victory Heights, as of record in Book 1130, page 97, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate legal description.
>
> Being the same property conveyed to Willie M. Turner and wife, Ada May Turner by deed from William G. Allen, Jr., and wife, Margaret L. Allen of record in Book 4313, page 824, said Register's Office for Davidson County, Tennessee. The said Ada May Turner having since died.

This is improved property known as 1511 Jones Avenue, Nashville, TN 37207.

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

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the GRANTORS has hereunder set their hands this 9th day of April, 1998.

GRANTOR:

Willie M. Turner

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public of said county and state, Willie M. Turner, the within named bargainor(s), with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 9th day of April, 1998.

Notary Public

JUDITH V. RAY
Notary Public, Davidson Co., TN
My Comm. Expires Jan. 20, 1999

My Commission Expires:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ -0-.

Affiant

Subscribed and sworn to before me, this the 9th day of April, 1998.

NOTARY PUBLIC

JUDITH V. RAY
Notary Public, Davidson Co., TN
My Comm. Expires Jan. 20, 1999

My Commission Expires:

90 04/09 0101 01CASH

8.00