Box 39-A

This Instrument Prepared by:
ROBERT L. JACKSON, ESQ.
ROBERT TODD JACKSON, ESQ.
JACKSON & ASSOCIATES
214 Second Avenue North
Suite 103
Nashville, TN 37201

BOOK 11124 PAGE 597

The actual consideration or value whichever is greater for this transfer is $-0-.

Dwight L Beard
AFFIANT

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

Sworn to and subscribed before me this 11th day of Aug., 1996.

NOTARY PUBLIC

My commission expires: 11-20-96

98 SEP 24 AM 9:38
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

0491375
IDENTIF. & REFERENCE

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Dwight Leoperd Beard P. O. Box 110180 Nashville, TN 37222-0180	Same	83-7-354

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, I, PAULINE BEARD, now a single person, by these presents do hereby quitclaim and convey unto DWIGHT LEOPERD BEARD, now a single person, to his heirs, successors and assigns, all my right, title and interest in and to the following described tract of land:

TRACT 2: LAND in Davidson County, Tennessee, being Lot No. 35 on the Plan of Eastland Oaks, Section 11, of record in Book 4860, Page 9, said Register's Office.

SAID Lot No. 35 fronts 124.28 feet on the northeasterly margin of Dalebrook Court and extends back 192.31 feet on the northwestly line and 228.93 feet on the easterly line to a point.

BEING the same property conveyed to Dwight Beard by deed from Opportunity House, of record in Book 9387, Page 658, said Register's Office. The said Dwight Leoperd Beard and wife, Pauline Beard, having since been divorced by Final Decree of Divorce on the 30th day of May, 1996, in the Fourth Circuit Court for Davidson County, Tennessee, Docket No. 93D-2697, and this conveyance is a further division of the marital estate pursuant to the terms of the Final Decree of Divorce.

THIS is improved property known as 2323 Dalebrook, Nashville, Davidson County, Tennessee 37206.

THE said Dwight Leoperd Beard and Dwight Beard and Dwight L. Beard is one and the same person.

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

Witness my hand on this the 10th day of June, 1996.

Pauline Adams Beard
PAULINE BEARD

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, PAULINE BEARD, the within named bargainor, with whom I am personally acquainted, or proved to me based upon satisfactory information, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Davidson County, Tennessee, on this the 6/10/96 day of June, 1996.

Sarah Schmidt
NOTARY PUBLIC

My commission expires: 3/25/2000

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