THIS INSTRUMENT PREPARED BY:

MITCHELL A. WATTS, ATTORNEY
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Sherry L. Garrett
Affiant

Subscribed and sworn to before me this 23 day of November, 1998.

Cathey Bradford
Notary Public

My Commission Expires: 5/30/99

ADDRESS NEW OWNER	SEND TAX BILLS TO	MAP & PARCEL NOS.
DONALD RAY BENTON SHERRY L. GARRETT 5201 Kentucky Avenue Nashville, Tennessee 37209	SHERRY L. GARRETT 2841 Lake Forrest Drive Nashville, Tennessee 37217	MAP 91-07 PARCEL 222

QUITCLAIM DEED

FOR AND IN CONSIDERATION of TEN ($***10.00) DOLLARS, the receipt of which is hereby acknowledged, and for the express purpose of making a re-conveyance to create an undivided one-half interest in each party Joint With Rights of Survivorship,

I, DONALD RAY BENTON, unmarried, for the express purpose of creating an undivided one-half interest Joint with Rights of Survivorship in DONALD RAY BENTON and SHERRY L. GARRETT, by these presents do hereby quitclaim and convey unto PATTY RICHARDS, Trustee, her successors and assigns, all right, title and interest that I may have in the following described tract or parcel of land, located in Davidson County, Tennessee, to wit:

BEING Lot No. 1102 and the easterly 10.0 feet of Lot No. 1104, Block 170, Plan No. 1, West Nashville, of record in Plat Book 57, page 74 and 75, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

BEING the same property conveyed to Donald Ray Benton by deed from Andrew M. Cuomo, Secretary of Housing and Urban Development, of record in Book 10880, page 153, Register's Office for Davidson County, Tennessee.

This is improved property known as 5201 Kentucky Avenue, Nashville, Tennessee 37209.

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

And now, I, the said Patty Richards, as Trustee, and no further or otherwise and for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto Donald Ray Benton and Sherry L. Garrett, both unmarried, as joint tenants with rights of survivorship, their heirs and assigns, all right, title and interest that I, as Trustee, may have in 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 23rd day of November, 1998.

DONALD RAY BENTON

PATTY RICHARDS, Trustee

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 Donald Ray Benton, the bargainor, 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 and official seal this 23rd day of November, 1998.

Cathey Bradford
NOTARY PUBLIC

My Commission Expires: 5/30/99

0518863
IDENTIF. # REFERENCE

98 DEC -2 AM 8:04
REGISTER
DAVIDSON COUNTY, TN

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 Patty Richards, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 23rd day of November, 1998.

Cathey Bradford
NOTARY PUBLIC

My Commission Expires: 5/30/99

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10-00