BOOK 11267 PAGE 217

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $-0-

Mari D Beerman
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF DECEMBER, 1998.

Lee A. Cohen
Notary Public

MY COMMISSION EXPIRES: 11-27-99

(AFFIX SEAL)

LEE A. COHEN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY Box 10-B
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MARIA L. URTUBEES, ET AL	**SAME**	**072-10-225**
(NAME) **1306 LITTON AVENUE**	(NAME)	
(ADDRESS) **NASHVILLE, TN 37216**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **MARIA L. URTUBEES, UNMARRIED,** BY THESE PRESENTS DO REMISE, RELEASE QUITCLAIM AND CONVEY ALL MY RIGHT, TITLE AND INTEREST, UNTO **MARIA L. URTUBEES, UNMARRIED, AND MARI D. BEERMAN, UNMARRIED, AS TENANTS IN COMMON WITH RIGHT OF SURVIVORSHIP,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON COUNTY**, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A lot of land in the 11th, formerly 18th Civil District of Davidson County, Tennessee, being part of the Old Litton Tract of Land, described as follows:

Beginning on the southerly margin of Litton Avenue at a point 387 feet west of the westerly margin of Scott Street, being the northwest corner of the property conveyed to H. E. Carrier and wife, by deed from E. B. Rucker and wife, of record in Book 607, page 384, Register's Office for Davidson County, Tennessee; thence with said Carrier's westerly line southwardly 255 feet to the northeast corner of the property conveyed to E. C. Kennedy by deed from John P. Roberts and wife, of record in Book 651, page 502, said Register's Office; thence with said Kennedy's northerly line westwardly 86 feet; thence northwardly 255 feet to the southerly margin of Litton Avenue; thence with same eastwardly 86 feet to the beginning.

Being the same property conveyed to Maria L. Urtubees, unmarried from William D. Joslin and wife, Yuvonne P. Joslin by deed of record in Book 10792, page 776, Register's Office for Davidson County, Tennessee.

98 DEC 28 PM 1:40
DAVIDSON COUNTY, TN
REGISTER

0529175
IDENTIF. & REFERENCE

unimproved ( )
This is improved(X) property, known as **1306 LITTON AVENUE, NASHVILLE, TENNESSEE 37216**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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.

Witness my hand this 26th day of **DECEMBER, 1998.**

Maria L. Urtubees

MARIA L. URTUBEES

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Maria L. Urtubees**, 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 at office this 26th day of **DECEMBER, 1998.**

LEE A. COHEN
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

My Commission Expires: Nov. 27, 1999

Lee A. Cohen
Notary Public

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