Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #240
Nashville, TN 37215

39-B
File #99-1015

BOOK 11315 PAGE 52

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, Vernon Sturgis, Executor of the Estate of Frances Benay Sturgis, Vernon Sturgis individually, Cynthia Sturgis, Cheryl Sturgis Weeks, Laurel Sturgis Folmar, and Norris G. Sturgis, hereinafter called the Grantors, convey all their interest, and by these presents does hereby transfer and convey unto Norris G. Sturgis, unmarried , hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: To Wit:

Land in Davidson County, Tennessee, Being the northerly 45 feet of Lot No. 11 of Blocks 24 - 26, 29, 30 and part of 22, Woodland Plan as of record in Book 161, Pages 87 and 104, Register's Office for Davidson County, Tennessee.

Said part of Lot fronts 45 feet on the westerly side of Wilson Avenue and runs back between parallel lines 167.5 feet to an alley.

Being the same property conveyed to Calvin J. Sturgis, Sr., et ux Frances B. Sturgis, Calvin J. Sturgis Sr. having since died, and Frances B. Sturgis having since died, the will having been probated in the Probate Court of Davidson County, TN, and Norris G. Sturgis, Vernon Sturgis, Cynthia Sturgis, Cheryl Sturgis Weeks, and Laurel Sturgis Folmar being the beneficiaries of her solvent Estate.

The intent of this conveyance is to vest title to the subject property to Norris G. Sturgis in fee simple.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record.

This is improved property, known as: 2307 Lindell Avenue, Nashville, TN 37204

WITNESS THE EXECUTION HEREOF this 20th day of January, 1999

The Estate of Frances Benay Sturgis

By: Vernon Sturgis, Executor

Vernon Sturgis

Cheryl Sturgis Weeks

Norris G. Sturgis

Cynthia Sturgis

Laurel Sturgis Folmar

99 JAN 28 PM 12:06
BILL GARNELL REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE

054874

State of Tennessee)
County of Davidson)

On this the day of January, 1999, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Vernon Sturgis, Cynthia Sturgis, Cheryl Sturgis Weeks, Laurel Sturgis Folmar, and Norris G. Sturgis, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 9-29-2001

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $43,200.00.

Affiant

Sworn and subscribed before me on this the 20th day of January, 1999.

Notary Public

My Commission Expires: 9-29-2001

8221 01/28 0101 03CHECK 170.84

NEW OWNER:
Norris G. Sturgis
2307 Lindell Avenue
Nashville, TN 37204

RESPONSIBLE FOR TAX PAYMENT:
Union Planters Bank, National
158 Madison Avenue
Memphis, TN 38101

TAX MAP-PARCEL #:
105-14-236

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11315 PAGE 54

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

CAMT 43200.00
CON TX 159.84
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 170.84
CHECK 170.84

01/28/99 01 12:05 0001 8221

05418874

IDENTIF. & REFERENCE

99 JAN 28 PM 12:06

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1417612