06575536
99 NOV 15 PM 2:45

This Instrument Prepared By:
JAMES S. HIGGINS
HIGGINS & HIMMELBERG
311 White Bridge Road
Nashville, Tennessee 37209
(615) 353-0930

Address New Owner:	Send Tax Bills To:	Map-Parcel #
John Richardson Dean	Same	102-11
613 Lynnbrook Drive		49
Nashville, Tennessee 37209		

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, We, Edna Lucille Rideout and husband, David Rideout, by these presents do hereby quitclaim and convey unto John Richardson Dean, his successors and assigns, all our right, title and interest in and to the following described tract of land:

Land in the Eighth Civil District of Davidson County, Tennessee, being lot No. 153 of Section VI on the Plan of Horton Heights, as of record in Book 2133, page 24, Register's Office of Davidson County, Tennessee, more particularly described as follows:

Said Lot No. 153 fronts 122.0 feet on the westerly side of Brook Hollow Road, and extends back between lines 178.7 feet on the southerly side and 242.6 feet on the northerly side to a dead line in the rear, on which it measures 129.4 feet.

Being the same property conveyed to John Richardson Dean and Edna Lucille Rideout by deed from Jessie Lee Smitha Dean, of record in Book 10050, page 583, Register's Office of Davidson County, Tennessee.

This conveyance is subject to easements of record in Book 2133, page 24, and Restrictive Covenants of record in Book 2106, page 178, both Register's Office for Davidson County, Tennessee, and all other limitations, restrictions, and encumbrances as may affect the premises.

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

This property description is taken from a previous deed.

STATE OF TENNESSEE]
COUNTY OF DAVIDSON] The actual consideration or value whichever is greater, for this transfer is $ 70,000.00

Sworn to and subscribed before me this 11 day of November, 1999.

Edna R Rideout
AFFIANT

Jan J Shi
NOTARY PUBLIC

My commission expires: Jul 29 2001

01015 13CHECK 270.00

WITNESS our hands this 11th day of November, 1999, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Edna L Rideout
EDNA LUCILLE RIDEOUT

David L. Rideout, Jr.
DAVID RIDEOUT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, James Higgins, a Notary Public in and for said County and State, the within named, Edna Lucille Rideout, and husband, David Rideout, the Bargainors with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 11 day of November, 1999.

NOTARY PUBLIC

My commission expires: July 24, 2001

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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

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REGISTER'S OFFICE
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CAMT	70000.00
CON TX	259.00
PRFEE	1.00
MISC	8.00
CFEE	2.00
TOTAL	270.00
CHECK	270.00

11/15/99 01 14:47 0001 1482

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1539159