PICK-UP

Davidson County DEEDQC
Recvd: 10/20/00 16:07 2pgs
Fees:10.00 Taxes:0.00
20001020-0104423

THIS INSTRUMENT PREPARED BY:
W. Warner McNeilly, III
Watkins, McGugin, McNeilly & Rowan, PLLC
214 Second Avenue, North, Ste. 300
Nashville, Tennessee 37201
(615) 255-2191

QUITCLAIM DEED

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
DON W. NICHOLS 129 Long Rifle Rd. Smyrna, TN 37167	SAME	Map: 71 Par: 12 Group: 270

STATE OF TENNESSEE)
COUNTY OF Rutherford)

The actual consideration for this transfer is No Dollars ($-0-).

Don W. Nichols
DON W. NICHOLS

SUBSCRIBED AND SWORN to before me this 29 day of Sept, 2000.

Hope Duke
Notary Public

My Commission Expires:
My Commission Expires March 23, 2002

Whereas, Bonnie R. Nichols owned certain real property described below;

Whereas, Bonnie R. Nichols died and devised said property to her son, Don W. Nichols; and

Whereas the Estate of Bonnie R. Nichols wishes to document this testamentary transfer;

Now therefore, pursuant to the Last Will and Testament of BONNIE R. NICHOLS, of record in Will Book 237 Page 94 Probate Court Clerk's office of Davidson County, Tennessee, THE ESTATE OF BONNIE R. NICHOLS, Don W. Nichols, Executor, hereinafter "GRANTOR," has this day quitclaimed and does hereby allocate, transfer and convey unto Don W. Nichols, hereinafter "GRANTEE," his heirs and assigns, certain real property located in Davidson County, Tennessee more particularly described as follows:

Being the East 30 feet of Lot No. 48 and the West 30 feet of Lot No. 49 on the Map of T. I. Ward's Re-Subdivision of certain lots in Williams and Hayes Company's Belleview Plan, of record in Book 974, page 48, Register's Office for said County.

Said parts of said lots adjoin and front together 60 feet on the northerly side of Ward Street, and run back between parallel lines 161 feet to a dead line.

Being the same property conveyed to James M. Nichols and wife Bonnie R. Nichols, by deed of record in Book 5784, page 64, R.O.D.C. James M. Nichols predeceased Bonnie R. Nichols and his interest in said property vested in Bonnie R. Nichols.

The street address of this property is 913 Ward Street, Nashville, Tennessee.

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

WITNESS its hand this 29 day of Sept, 2000.

THE ESTATE OF BONNIE R. NICHOLS

By: Don W. Nichols Executor
DON W. NICHOLS, EXECUTOR

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Hope Duke, of said county, DON W. NICHOLS, EXECUTOR OF THE ESTATE OF BONNIE R. NICHOLS, the within named bargainer, 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, this 29 day of Sept, 2000.

Hope Duke
NOTARY PUBLIC

HOPE DUKE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

My Commission Expires:

My Commission Expires March 23, 2002