THIS INSTRUMENT PREPARED BY:
David B. Herbert, #3482
ORTALE, KELLEY, HERBERT & CRAWFORD
200 Fourth Avenue North
Nashville, TN 37219-8985

PICK-UP

Davidson County DEEDQC
Recvd: 11/20/00 10:32 2pgs
Fees:10.00 Taxes:0.00
20001120-0114421

QUITCLAIM DEED

Name and Address of New Owner:

Ernest Lee Biles, Jr.
and wife, Alean H. Biles
133 Ellington Place
Madison, TN 37115

Send Tax Bills To:

(SAME)

Street Address of Subject Property:

1825 Morena Street
Nashville, TN 37208

Map-Parcel No:

92-3/339 aHB

FOR A CONSIDERATION, of One and No/100 Dollar ($1.00) receipt and sufficiency of which is hereby acknowledged, **Bransford Realty Company,** by its successor in interest John S. Bransford, Jr. **("Grantor")** by these presents, quitclaims, grants and conveys unto **Ernest Lee Biles, Jr. and wife, Alean H. Biles ("Grantees"),** their successors and assigns, all interest in and to the following property in Davidson County, Tennessee, described as follows to-wit:

BEING the westerly 10 feet of Lot 3 and the southerly 10 feet of Lots 1, 2, & 3 of the D. V. Seay's subdivision of Lot No. 12, of the Harding Lyle Tract a plan of which is recorded in Book 161, page 69, Register's Office for Davidson County, Tennessee.

BEGINNING in the southerly margin of Morena Street at the common corners of Lots 3 & 4 of the above-mentioned subdivision; thence in a southerly direction, along the common line of Lots 3 & 4, 143.5 feet to the southwest corner of Lot 3, thence in an easterly direction along the southerly boundary line of Lots 1, 2, & 3, 150 feet to the scutheast corner of Lot 1, thence in a northerly direction along the easterly boundary of Lot 1, 10 feet, thence in a westerly direction and parallel to the southerly boundary lines of Lots 1, 2, & 3, 140 feet to a point which is 10 feet easterly of the westerly boundary line of Lot 3, thence in a northerly direction and 10 feet from and parallel to the westerly lot line of Lot 3, 133.5 feet to the southerly margin of Morena Street, thence in a westerly direction along the southerly margin of Morena Street 10 feet to the point of beginning.

BEING part of the same property conveyed to Brandsford Realty Company from D. V. Seay, et ux as of record in Deed Book 339, page 91, Register's Office for Davidson County, Tennessee.

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.

This conveyance is subject to any and all restrictions, easements or deeds of trust which may appear of record.

IN WITNESS WHEREOF, the Grantor has hereunto set her hand, on this the 16th day of November, 2000.

Bransford Realty Company

By: John S. Bransford, Jr., its successor in interest

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 John S. Bransford, Jr., successor in interest to Bransford Realty Company, the bargainor, with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at TN First Union, this 16th day of November, 2000.

JESSICA KENDALL SHAW NOTARY PUBLIC AT LARGE TN

Jessica Kendall Shaw
Notary Public
My commission expires: 9/22/04

STATE OF TENNESSEE]
COUNTY OF Davidson]

The actual consideration or value whichever is greater, for this transfer is $-0-.

John S. Bransford, Jr.
Affiant

Subscribed and sworn to before me,
this the 16th day of November, 2000.

Jessica Kendall Shaw
Notary Public

My commission expires: 9/22/04

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