PICK-UP

Davidson County DEEDQC
Recvd: 05/15/01 11:15 4pgs
Fees:18.00 Taxes:0.00
20010515-0050131

QUITCLAIM DEED

FROM: NANCY JEAN COOPER, JANE MARIE NICHOLS, JANICE LENORE OVERTON, EVANGELINE DIANNE BASS, and CAROLINE PATRICIA THOMAS, GRANTORS

TO: WILLIAM HENRY NICHOLS, GRANTEE

PROPERTY CONVEYED: MAP: 81-15
1504-1/2 23rd Ave., North
Nashville, TN 37208 PARCEL: 24

ADDRESS NEW OWNER AND SEND TAX NOTICES TO:
William Henry Nichols
2618 Meharry Boulevard
Nashville, TN 37208

The undersigned, NANCY JEAN COOPER, JANE MARIE NICHOLS, JANICE LENORE OVERTON, EVANGELINE DIANNE BASS, and CAROLINE PATRICIA THOMAS, Grantors, hereby quitclaim, transfer and convey unto WILLIAM HENRY NICHOLS, Grantee, his heirs and assigns, all of their right, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

> Being the northerly 25 feet of Lot No. 145 on the Plan of S. A. Champion's Subdivision of certain lots in the Harding Addition, of record in Book 161, page 132, of the Register's Office for Davidson County, Tennessee. Said part of Lot No. 145 fronts 25 feet on the easterly side of 23rd Avenue North, and runs back between parallel lines 150 feet to an alley.
>
> Being the same property conveyed by William H. Nichols and wife, Emogene Nichols, to Wesley Patterson Ridley and wife, Nancy Jane Ridley, by deed of record in Book 1632, page 483, Office of the Register for Davidson County, Tennessee.
>
> The said Wesley Patterson Ridley died, survived by his wife, Nancy Jane Ridley. Thereafter, Nancy Jane Ridley died, survived by her daughter, Emogene Nichols, as her sole heir-at-law.
>
> The said Emogene Nichols died on October 25, 1999, survived by the Grantee, William Henry Nichols (her husband), and the Grantors, Nancy Jean Cooper, Jane Marie Nichols, Janice Lenore Overton, Evangeline Dianne Bass, and Caroline Patricia Thomas (her five daughters) as her sole heirs-at-law.

This is improved property known as 1504-1/2 23rd Avenue North, Nashville, Tennessee 37208.

It is the intention of the Grantors by the execution of this Quitclaim Deed to make their father, William Henry Nichols, the sole owner of the property herein described.

IN WITNESS WHEREOF, the undersigned have executed this Quitclaim Deed on the dates indicated by their respective signatures.

Nancy Jean Cooper 4/3/2001

NANCY JEAN COOPER DATE

STATE OF TN)
COUNTY OF Davidson)

Personally appeared before me, a Notary Public in and for said County and State, the within named NANCY JEAN COOPER, 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 Nash, TN this 4 day of April, 2001.

NOTARY PUBLIC

My commission expires:

Jane Marie Nichols 4/13/01

JANE MARIE NICHOLS DATE

STATE OF TN)
COUNTY OF Davidson)

Personally appeared before me, a Notary Public in and for said County and State, the within named JANE MARIE NICHOLS, 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 Nashville, TN, this 13 day of April, 2001.

NOTARY PUBLIC

My commission expires: My Commission Expires SEPT. 28, 2002

Janice Lenore Overton 4/19/01

JANICE LENORE OVERTON DATE

STATE OF TN)
COUNTY OF Davidson)

Personally appeared before me, a Notary Public in and for said County and State, the within named JANICE LENORE OVERTON, 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 Nashville, Tn this 19th day of April, 2001.

Wendy J Skeels
NOTARY PUBLIC

WENDY J. SKEELS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

My Commission Expires OCT. 25, 2003

My commission expires: 10-25-03

Evangeline Dianne Bass 4-4-01
EVANGELINE DIANNE BASS DATE

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, a Notary Public in and for said County and State, the within named EVANGELINE DIANNE BASS, 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 Nashville, Tn, this 10th day of April, 2001.

Dail Nichols
NOTARY PUBLIC

DAIL NICHOLS NOTARY PUBLIC DAVIDSON COUNTY, TENN

My commission expires: 10-25-03

Caroline Patricia Thomas
CAROLINE PATRICIA THOMAS DATE

CAROLINE PATRICIA THOMAS DATE

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, a Notary Public in and for said County and State, the within named CAROLINE PATRICIA THOMAS, 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 Nashville, TN this 13th day of April, 2001.

NOTARY PUBLIC

MY COMMISSION EXPIRES
My commission expires: JANUARY 29, 2005

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The undersigned, being first duly sworn, makes oath that no consideration has been given for this Quitclaim Deed.

WILLIAM HENRY NICHOLS

Sworn to and subscribed before me this 27th day of April, 2001.

NOTARY PUBLIC

My commission expires: 10-25-03

This instrument prepared by: GEORGE H. CATE, JR.
95 WHITE BRIDGE ROAD
SUITE 503, CAVALIER BUILDING
NASHVILLE, TN 37205
615/352-8677