PREPARED BY (AND RETURN TO):
WILKINS & IVEY
Attorneys-at-Law
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Brentwood, Tennessee 37027
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W & I Ref: (cwi)

Davidson County DEEDQC
Recvd: 08/09/01 15:09 3pgs
Fees:22.00 Taxes:0.00
20010809-0085980

PREPARED FROM NFORMATION FURNISHED BY THE PARTIES
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Newton P. Allen, Jr. Burkley M. Allen 3521 Byron Avenue Nashville, Tennessee 37205-2502	**104-10-0-041.00** continue with current mortgagee information **104-10-0-040.00** Tax Bills to Owner

TAX MAP-PARCEL NUMBERS: 104-10-0 041.00 & 104-10-0 040.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the express purpose of making a re-conveyance **to create tax parcels which each consist of one entire lot, and as evidence that titles to the properties have merged thereby extinguishing any easement rights which the owner of Lot 3 may have had in a portion of Lot 4**, the undersigned, **Newton P. Allen, Jr. and spouse, Burkley M. Allen, as Grantor, owners of all the property which comprises the two lots,** by these presents do hereby transfer, quitclaim and convey unto **Christy W. Ivey, Trustee, Trustee's** successors and assigns, all of **Grantor's** right, title and interest, if any, in and to the following described real property, **To Wit:**

TRACT I:
Land in Davidson County, Tennessee, being the easterly part of Lot No. 4 on the Map of Elmington Place as of record in Book 547, page 59, Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Grantor herein by Deed from Dean Don Welch and wife, Gay H. Welch of record in Book 8318, page 241, Register's Office for Davidson County, Tennessee and by Deed of Correction of record in Book 9818, page 901, said Register's Office by which Welch attempted to convey all of Lot No. 4 to Grantor herein.

TRACT II:
Land in Davidson County, Tennessee, being Lot No. 3 and the westerly part of Lot No. 4 on the Map of Elmington Place, erroneously designated as being of record in Book 549, page 59, Register's Office for Davidson County, Tennesee, the correct designation being Book 547, Page 59 in said Register's Office.

Said Lot and part of said Lot adjoin and front together 51.5 feet on the south side of Byron Avenue and run back between lines 136 feet 6 inches on the west line of Lot No. 3 and 144 feet 4 inches, more or less, on the east line of part of Lot No. 4, to a dead line in the rear on which they measure 52 feet 4 inches, more or less.

Being the same property conveyed to Grantor herein by Deed from Robert Kincaid of record as instrument number 20000218001652 3 in the Register's Office for Davidson County, Tennessee.

These are improved and unimproved properties, respectively, known as: 3521 & 3523 Byron Avenue, Nashville, Tennessee 37205

And now, I, the said **Christy W. Ivey, Trustee,** for the express purpose of carrying out the intent of this conveyance, **and in order to convey all interest Lot 3 may have in Lot 4 to Lot 4 (wording as instructed by the office of the Davidson County Tax Assessor)** as above set out, do hereby transfer, quitclaim and convey unto **Newton P. Allen, Jr. and spouse, Burkley M. Allen**, as **Grantee, Grantee's** heirs and assigns, the same property in tracts described as follows:

Tract I:

Land in Davidson County, Tennessee, being all of Lot No. 4 on the Map of Elmington Place as of record in Book 547, page 59, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Tract II:

Land in Davidson County, Tennessee, being all of Lot No. 3 on the Map of Elmington Place as of record in Book 547, page 59, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

WITNESS THE EXECUTION HEREOF on ~~May~~ July 31, 2001.

Newton P. Allen, Jr.

Burkley M. Allen

Christy W. Ivey, Trustee

State of Tennessee
County of Davidson

On ~~May~~ July 31, 2001, before me the undersigned authority, personally appeared **Newton P. Allen, Jr. and Burkley M. Allen**, 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:

SALLY C. TAYLOR NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JAN. 31, 2004

State of Tennessee
County of Davidson

On July May 31, 2001, before me the undersigned authority, personally appeared **Christy W. Ivey**, 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:

SHAWN E. KUDRIK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

State of Tennessee
County of Davidson My Commission Expires MAY 29, 2003

AFFIDAVIT

The undersigned Affiant hereby declares under oath that the actual consideration for this transfer is: $-0-

Affiant

Sworn and subscribed before me on July May 31, 2001

Notary Public

My Commission Expires:

SHAWN E. KUDRIK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 29, 2003