THIS INSTRUMENT PREPARED BY: **Wesley D. Turner** **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 230 Fourth Avenue, North P. O. Box 198888 Nashville, Tennessee 37219-8888 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is $0.00. Charlene Gupton Barksdale **AFFIANT** Subscribed and sworn to before me, this 27th day of February, 2002. Notary Public My Commission Expires: 3-2-03

Address New Owners As Follows:

Charlene Gupton Barksdale
c/o Kathryn Gupton Young
688 Timber Lane
Nashville, TN 37215

Send Tax Bills To:

Same

Map-Parcel Number:

Map 105-10
Parcel 181

Davidson County DEEDQC
Recvd: 02/27/02 16:11 2pgs
Fees:12.00 Taxes:0.00
20020227-0025267

QUITCLAIM DEED

KNOW ALL PERSONS by these presents that, **JANE C. GUPTON,** unmarried, ("Grantor"), for love and affection and no monetary consideration, hereby releases, remises, quitclaims and gives unto **CHARLENE GUPTON BARKSDALE and KATHRYN GUPTON YOUNG,** in equal shares, share and share alike, all right, title and interest of the Grantor in and to a certain tract or parcel of land in Davidson County, Tennessee, being more particularly described as follows:

Land in Davidson County, State of Tennessee as follows: Being Lot No. 102 in the Waverly Land Company's subdivision of lots now in the Sixteenth Ward of the City of Nashville, Tennessee, said Lot No. 102 fronts 160 feet on the west side of the Franklin Pike, which is now known as Eighth Avenue South, and runs back between parallel lines 200 feet, more or less, to a 15 foot alley in the rear. Said property is bounded on the south by the property of Bruce Douglas. For a plan of said property reference is here made to Book No. 57, page 95, of the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to William Gupton and J. E. Skinner by Janie H. Morris and husband, T. H. Morris, by deed of record in Book 444, page 376, Register's Office for Davidson County, Tennessee, the interest of J. E. Skinner having been conveyed to William Gupton by deed of record in Book 454, page 290, Register's Office for Davidson County, Tennessee. The said William Gupton died testate on August 12, 1957, and pursuant to Second Codicil to Last Will and Testament of William Gupton of record in Will Book 70, page 52, Probate Court for Davidson County, Tennessee, the subject property was devised, for and during their natural

lives, share and share alike, to the three children of William Gupton, the same being William E. Gupton, Pearl Dean Gupton Loser and Henry A. Gupton, and at the death of all three of them, the remainder interest descended to the children of said life tenants per capita, share and share alike, in fee simple absolute. On death of a life tenant prior to termination of the life estate without issue, the interest of the deceased life tenant vested in the surviving life tenants. The remainder interest of any grandchildren of William Gupton who died before expiration of the life estate passed to the heirs at law of such deceased grandchildren. Of the children of William Gupton who were life tenants, Henry A. Gupton died first without issue, William E. Gupton died second leaving two children, William E. Gupton, Jr. and Gayle Lewis Gupton as remaindermen, both of whom died prior to termination of the life estate. The life estate terminated on the death of Pearl Dean Gupton Loser on May 19, 1997. Pearl Dean Gupton Loser left three children, who are remaindermen, Dorothy Dean Loser Peebles, Margy Ann Loser Gass and Joseph Carlton Loser, Jr., all of who survive. Accordingly, on termination of the life estate the property was vested in Dorothy Dean Loser Peebles, Margy Ann Loser Gass, Joseph Carlton Loser, Jr., the heirs at law of William E. Gupton, Jr. and the heirs at law of Gayle Lewis Gupton, each as to a one fifth (1/5th) undivided interest. The heirs at law of William E. Gupton, Jr. are William E. Gupton, III, Ann Gayle Gupton Hall and Henry Lewis Gupton. The heirs at law of Gayle Lewis Gupton are his widow, Jane C. Gupton and two daughters, Charlene Gupton Barksdale and Kathryn Gupton Young. Accordingly, the owners of the subject property are, Dorothy Dean Loser Peebles, as to a one fifth (1/5th) undivided interest, Margy Ann Loser Gass, as to a one fifth (1/5th) undivided interest, Joseph Carlton Loser, Jr., as to a one fifth (1/5th) undivided interest, William E. Gupton, III, as to a one fifteenth (1/15th) undivided interest Ann Gayle Gupton Hall, as to a one fifteenth (1/15th) undivided interest, Henry Lewis Gupton, as to a one fifteenth (1/15th) undivided interest, Jane C. Gupton, as to a one fifteenth (1/15th) undivided interest, Charlene Gupton Barksdale, as to a one fifteenth (1/15th) undivided interest and Kathryn Gupton Young, as to a one fifteenth (1/15th) undivided interest.

The legal description is the same as in the previous deed of record.

This is improved property known as 2015 8th Avenue South, Nashville, Tennessee 37204.

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

WITNESS my hand this 27th day of February, 2002.

Jane C Gupton
JANE C. GUPTON

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **JANE C. GUPTON,** with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 27th day of February, 2002.

Wesley D. Turner
Notary Public

My Commission Expires: 3/29/03

WESLEY D. TURNER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

178190.1