Box 29

Davidson County DEEDQC
Recvd: 04/19/02 08:28 2pgs
Fees:12.00 Taxes:0.00
20020419-0048681

THIS INSTRUMENT WAS PREPARED BY:
J. Blake Freeman, Attorney
51 Century Boulevard, Suite 110
Nashville, TN 37214-3614

This instrument was prepared based upon information furnished by the parties. No Warranty of Title, either expressed or implied.

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars and other good and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, **Mildred Beard, a widow,** does hereby transfer and convey unto **Edwin A. Beard** and **Donald Lee Beard,** as joint tenants with right of survivorship, all right, title and interest that she possesses in the following described real property, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 12 on the Plan of Rains Heights, as of record in Book 2663, page 85, Register's Office for said County.

Said Lot No. 12 fronts 52.5 feet on the southerly margin of Moore Avenue and extends back between lines 140.5 feet on the easterly line and 142.5 feet on the westerly line to a rear line on which it measures 52.5 feet.

BEING the same property conveyed to Mildred Beard, a widow, by quitclaim deed from Edwin A. Beard and Donald Lee Beard, filed of record in Instrument No. 200201310013773, said Register's Office.

IN WITNESS WHEREOF, I have hereto set my hand this 18th day of April, 2002.

Mildred C. Beard
Mildred Beard

STATE OF TENNESSEE DAVIDSON COUNTY ss:

On this 18th day of April, 2002, before me personally appeared Mildred Beard, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Witness my and official seal.

J. Blake Freeman
Notary Public

J. BLAKE FREEMAN NOTARY PUBLIC AT LARGE

My commission expires:
9-25-2004

STATE OF TENNESSEE DAVIDSON COUNTY ss:

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

Affiant

Sworn to and subscribed before me this 18th day of April, 2002

Notary Public

My commission expires:

9-25-2004

****

ADDRESS OF NEW OWNER(S):
Donald Lee Beard
2010 Couchville Pike
Mt. Juliet, TN 37122

SEND TAX BILL TO:
SAME

Map | Parcel
105-11-52