FILE BOX 45

THIS INSTRUMENT PREPARED
FROM INFORMATION FURNISHED
BY THE PARTIES.

Davidson County DEEDQC
Recvd: 10/16/02 11:22 2pgs
Fees:12.00 Taxes:0.00

20021016-0127139

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ -0- 0

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
14th DAY OF October 20 02

Notary Public

MY COMMISSION EXPIRES: 11-26-05
(AFFIX SEAL)

MARIE BRADFORD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Highway 96 West, Nashville, TN 37217

QUITCLAIM DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Annie B. Felts (NAME)	Citi Financial Mortgage Co. (NAME)	MAP 61-110
1015 Matthews Avenue (ADDRESS)	1111 Northpoint Drive, Bdg. 4, S-100 (ADDRESS)	PARCEL 103.00
Nashville, TN 37216 (CITY) (STATE) (ZIP)	Coppell, TX 75019 (CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Edie B. Beck (formerly Edie B. Felts)

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Annie B. Felts

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL THEIR RIGHT, TITLE AND INTEREST IN AND TO THAT CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: to wit:

BEING Lot No. 22 on the Map of Re-subdivision of Lots Nos. 11 to 17, inclusive, in I. C. McMahan's Maplewood Tract, as of record in Book 547, page 144, Register's Office for said County.

Said Lot No. 22 fronts 50 feet on the north side of Matthews Avenue and runs back between parallel lines 160 feet to a dead line.

Being the same property conveyed to Edie B. Felts, unmarried, by deed from Melinda Y. Wright Cathey and husband, Elliott Cathery, of record in Book 9043, page 50, said Register's Office.

Edie B. Felts and Edie B. Beck being one and the same person.

unimproved ( )
This is improved (X) property, known as 1015 Matthews Avenue, Nashville, TN 37216
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 14th day of October, 20 02

Edie B Beck
Edie B. Beck

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 Edie B. Beck

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, Tennessee, this 14th day of October 2002.

Commission expires 11-26-05

Marie Bradford
Notary Public

MARIE BRADFORD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 20_____.

My commission expires _____

_____
Notary Public