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Realty Title
18-A

Prepared by:

Realty Title & Escrow Company, Inc.
P. O. Box 1369
Brentwood, TN 37024-1369

Davidson County DEEDQC
Recvd: 01/16/04 14:35 2pgs
Fees:12.00 Taxes:0.00

20040116-0007090

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $00.00.

Deborah Mann
Affiant

Subscribed and sworn to before me this 8th day of December 2003.

Notary Public
My commission expires

DORIS M. FREEMAN
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TENNESSEE

Address of New Owner:	Send Tax Bills to:	Tax Information:
Anthony Cherry 1224 Fifth Ave., North Nashville, TN 37208	New Owner	81-12-290 81-12-291

QUITCLAIM DEED

For consideration, the receipt and sufficiency whereof is hereby acknowledged, the undersigned, Deborah Mann, hereinafter referred to as Grantor, by these presents, does hereby quitclaim and convey of all of her right, title and interest unto Anthony Cherry in and to the following two tracts or parcels of land, to-wit:

Parcel 1

Land in Davidson County, Tennessee, being Lot No. 260 in McGavock's 1st Addition, of record in Book 21, Page 23, Register's Office for said County.

Said Lot fronts 50 feet on the westerly side of 10th Avenue North and extends back between parallel lines 150 feet to an alley in the rear.

* 20040116 - 0007089

Being the same property conveyed to Deborah Mann by deed from Mary O. Boyd, Trustee of the Robert Dorman Balch, Jr., Revocable Trust of record in Instrument No. *_____, said Register's Office, and being the same property conveyed to Mary O. Boyd, Trustee of the Robert Dorman Balch, Jr., Revocable Trust, from Robert Dorman Balch, Jr., of record in Instrument No. 20030228-0026901, said Register's Office.

This is improved property known as 1517 10th Avenue North, Nashville, TN 37208.

Parcel 2

Land in Davidson County, Tennessee being Lot No. 261 on the Plan of McGavock, Westmore and others First Addition, called the town of McGavock, of record in Book 21, Page 23, Register's Office for said County.

Said Lot fronts 50 feet on the westerly side of 10th Avenue North, formerly Polk Street, and extends back between parallel lines150 feet to an alley in the rear.

* 20040116 - 0007089

Being the same property conveyed to Deborah Mann by deed from Mary O. Boyd, Trustee of the Robert Dorman Balch, Jr., Revocable Trust of record in Instrument No. *_____, said Register's Office, and being part of the same property conveyed to Mary O. Boyd, as Trustee of The Robert Dorman Balch, Jr. Revocable Trust established by Robert Dorman Balch, Jr. under agreement dated February 19, 2003, with full power to convey and encumber without the consent or joinder of the Grantor or any beneficiary of such trust, by Quitclaim Deed from Robert Dorman Balch, Jr. a/k/a Robert D. Balch, Jr. of record in Instrument No. 20030228-0026901, Register's Office for Davidson County, Tennessee.

This is unimproved property located at 1519 10th Avenue North, Nashville, TN 37208.

This conveyance is made subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

Witness my hand this 31st day of December 2003.

Deborah Mann

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 Deborah Mann, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, TN, this 31st day of December 2003.

Notary Public

DORIS M. FREEMAN NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE

THIS INSTRUMENT WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES.
NO INDEPENDENT TITLE EXAMINATION WAS MADE.