This instrument prepared by:
Chan McCullough
700 Craighead St., Suite 103
Nashville, TN 37204

Davidson County DEEDWARR
Recvd: 01/21/04 15:44 2pgs
Fees:13.00 Taxes:192.40
20040121-0008291

Address New Owners:
William Nance
3047 Richmond Hill Dr
Nashville, TN 37218

Send Tax Bills to:
SAME

Map Parcel No:
82-3-397

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Nancy M. Ryans** does hereby quitclaim unto **William Nance** all his interest in the following described tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being the northerly 50 feet of Lot No. 3 in J M Eatherly's Addition to East Nashville, as of record in Book 57, page 138, Register's Office for Davidson County, Tennessee.

Said Lot No. 3 fronts 50 feet on the northerly side of North 4th St, formerly Lischey Av ,and runs back between parallel lines with the southerly margin of Vaughn Av, 178 feet, more or less.

Being the same property conveyed to Nancy Ryans by Joseph L. Lackey Jr., Trustee by Trustee's Deed of record instrument #20040109-0003740 said Register's Office.

This improved property is commonly known as **912 Lischey Av, Nashville, TN 37207.**

WITNESS our hands this 9th day of January, 2004.

Nancy Ryans _____

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Nancy M. Ryans, the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence). and who acknowledged that he executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 9th day of January 2004.

Commission expires 1/29/05 Notary Public W. John Ryans, Jr.

WILLIAM C. McCULLOUGH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

STATE OF TENNESSEE
DAVIDSON COUNTY

The actual consideration or value, whichever is greater, for this transfer is $52,000.

William Ryans

AFFIANT

Subscribed and sworn to me this 9th day of January, 2004.

Commission expires 1/29/05 Notary Public W. John Ryans, Jr.

WILLIAM C. McCULLOUGH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY