Davidson County DEEDQC
Recvd: 09/01/04 08:23 3pgs
Fees:17.00 Taxes:0.00
20040901-0105489

This Instrument Was Prepared by
NANCY L. CHOATE
ATTORNEY AT LAW
367 N. Parkway, Suite 5
Jackson, Tennessee 38305

(Without Benefit of Survey, Title Examination or Serving as Closing Agent)
Map 103-4 #409.2

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS: That I, ROBERT IRA TIPTON, by and through my attorney in fact, SUZANNE T. LATHAM, for and in consideration of the sum of One ($1.00) Dollar, cash in hand paid, and other valuable and satisfactory consideration, receipt of all which is hereby acknowledged, have this day bargained and sold and do hereby sell, transfer, quitclaim and convey unto DOROTHY C. TIPTON, as will create a joint tenancy with right of survivorship in and to said parcel of land in and to the following described lot or parcel of real estate situated, lying and being in Davidson County, Tennessee, and more particularly bounded and described as follows, to-wit:

Land in Davidson county, Tennessee, being the westerly one-half of Lot No. 47 on the Plan West End Annex, as of record in BOOK 332, Page 61, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Robert I.. Tipton, Ira M. Tipton and wife, Dorothy C. Tipton by Quitclaim Deed of record in BOOK 9804, PAGE 25, Register's Office for Davidson County, Tennessee.

This transfer is by Quitclaim and Grantor makes no warranties about this title.

Person or Agency Responsible for Payment of Taxes
and Property Owner:

DOROTHY C. TIPTON

Address of Above Party:

1441 N. Highland Avenue
Jackson, TN 38301

The undersigned, ROBERT IRA TIPTON, executes this instrument by and through his lawful and acting Attorney-In-Fact, SUZANNE T. LATHAM, pursuant to the terms and provisions of a Power of Attorney dated _____, and appearing of record in Trust Deed Book _____, page _____, in the Register's Office of Davidson County, Tennessee.

The sole and express purpose of this deed it to create a joint tenancy with right of survivorship by and between the Grantor and Grantees.

IN WITNESS WHEREOF, I have hereunto subscribed my name, this the 3 day of _____, 2004.

Robert Ira Tipton
ROBERT IRA TIPTON

BY: Suzanne T. Latham
SUZANNE T. LATHAM
Attorney-In-Fact

I, or we, hereby swear and affirm that the actual consideration for this transfer or value of the property transferred, (which ever is greater) is $ 0.

X Dorothy C. Tipton
Affiant

Subscribed and sworn to before me this the 3 day of _____, 2004.

NANCY C. CHOATE NOTARY PUBLIC AT LARGE MADISON COUNTY TENN.

Notary Public

My Commission Expires: _____

STATE OF TENNESSEE

COUNTY OF MADISON

On this 3 day of August, 2004, before me personally appeared SUZANNE T. LATHAM, to me known to be the person described in and who executed the foregoing instrument in behalf of ROBERT IRA TIPTON, and acknowledged that she executed the same as the free act and deed of ROBERT IRA TIPTON.

WITNESS MY HAND and Official Seal, at office this the 3 day of August, 2004.

NANCY L. CHOATE NOTARY PUBLIC AT LARGE MADISON COUNTY, TENN.

Notary Public

My Commission expires: _____