Return to:

Davidson County DEEDQC
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Fees:12.00 Taxes:0.00
20050113-0004750

THIS INSTRUMENT PREPARED BY: Julie Kirby
1108 Battlewood St. Franklin, TN 37069

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Pat Beall c/o Investors Service Co. 1108 Battlewood Street Franklin, TN 37069	SAME	092-05-0 153.00

QUITCLAIM DEED

For a consideration, the receipt and sufficiency of which is hereby acknowledged Robert Franklin., hereinafter called the Grantor(s) do(es) hereby remise, release and forever quitclaim unto Pat Beall hereinafter called Grantee(s),his/her/their heirs and assigns, any and all of his/her/their rights, title and interest in a certain parcel of land in Davidson County, Tennessee, described as follows:

BEING Lot Number 3 on the Plat of George I. Waddy's Subdivision of Blocks 16 and 26, Midway of record in Book 421, page 55, Register's Office for said County.

Being the same property conveyed to J.V. Beall by Substitute Trustee's Deed of record in Instrument# 2003122-0181778, Register's Office for Davidson County, Tennessee.

Also Being the same property conveyed to Faith Leneair Berry by Quitclaim Deed from Faith Leneair Berry as the Executrix of the Estate for Lizzie L. Berry of record in Book 11695, page 791, said Register's Office.

In the Last Will and Testament of Lizzie L. Berry a life estate was reserved for Robert Franklin. The purpose of this conveyance is to relinquish Robert Franklin's claim to the Life Estate.

This is improved property known as: 3107 Albion Street, Nashville, TN 37209

This instrument and the interest hereby released and quitclaimed, are subject to such limitations, restrictions end encumbrances as may affect the property, and to any set of circumstances that would be revealed by an accurate survey.

WITNESS my hand this 13th day of July, 2004.

Robert Franklin. _____

By: Robert Franklin

STATE OF Tennessee
COUNTY OF Davidson

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

Pat Beall

Affiant: Pat Beall

Subscribed and sworn to before me this 13th day of July, 2004.

Dennis R. Spain
Notary Public

My Commission Expires: 10-2-03

DENNIS R. SPAIN NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Robert Franklin the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 13th day of July, 2004.

Dennis R. Spain
Notary Public

My Commission Expires: 10-2-07

DENNIS R. SPAIN NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN