THIS INSTRUMENT PREPARED BY:
Jimmy H. Watson, Sr.
Attorney At Law
306 Gay Street
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Nashville, Tennessee 37201
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Davidson County DEEDQC
Recvd: 05/01/06 12:32 1 pgs
Fees:12.00 Taxes:0.00
20060501-0049623

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is NONE.

Cheryl Shearon
Affiant

Subscribed and sworn to before me this 1st day of May, 2006.

Notary Public
My commission expires: 3/20/10

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QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NO.:
Janet Marie Phillips	Janet Marie Phillips	092-04-0-242.00
926 Morrison Street	926 Morrison Street	
Nashville, Tennessee 37208	Nashville, Tennessee 37208	

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FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, and other valuable consideration, the receipt of which is hereby acknowledged, **Wanda Patrice Cheatham Phillips**, by these presents do hereby quitclaim and convey unto Janet Marie Phillips, her heirs, successors, and assigns, all of my right, title and interests in the following described land:

LAND in Davidson County, Tennessee, being the northerly 8 feet of Lot No. 13 and the southerly 31 feet of Lot No. 14 on the Plat of Johnson Bransford's Subdivision of three parts of Lot No. 158 of John McNairy's Mansion House Tract, of record in Book 161, page 146, Register's Office for said County.

Said parts of said lots front together 39 feet on the easterly side of Morrison Street and run back between parallel lines 138.6 feet to an alley.

Being the same property conveyed to George Henry Cheatham and Wife, Pearlene Cheatham, by deed from Vernal W. Cambridge and wife, Mildred J. Cambridge, of record in Book 1713, page 623, in Davidson County, Tennessee.

This is the same description as in previous deed of record.

This conveyance is subject to any and all easements, if any.

This is improved property known as 926 Morrison Street, Nashville, Tennessee, 37208. Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises, which Janet Marie Phillips, assumes or agrees to pay.

Witness my hand this the 27 day of April, 2006.

Wanda Patrice Cheatham Phillips
Wanda Patrice Cheatham Phillips

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me the undersigned, a Notary Public in and for said County and State, Wanda Patrice Cheatham Phillips, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within named instrument for the purposes therein contained.

Sworn to and subscribed to at Nashville, Tennessee, on this the 27th day of April 2006.

John A. Cothron
NOTARY PUBLIC

My CommissionExpires: 7/25/09